

CITY OF VANCOUVERREGULAR COUNCIL MEETING

A Regular Meeting of the Council of the City of Vancouver was held on Tuesday, June 8, 1971, in the Council Chamber, at approximately 9:30 A.M.

PRESENT: His Worship the Mayor
Aldermen Adams, Bird, Broome, Calder,
Hardwick, Phillips, Rankin,
Sweeney and Wilson.

ABSENT: Alderman Linnell (Leave of Absence on
account of illness)

CLERK TO THE COUNCIL: R. Thompson

PRAYER The proceedings in the Council Chamber were opened with prayer.

ACKNOWLEDGMENT There were present in the Council Chamber students from Vancouver City College under the direction of Mrs. Whittle.

'IN CAMERA' MEETINGS

The Council agreed to an 'In Camera' session later this day.

ADOPTION OF MINUTES

MOVED by Ald. Phillips,
SECONDED by Ald. Sweeney,

THAT the Minutes of the Regular Council meeting dated June 1, 1971, be adopted except the 'In Camera' portion, which be deferred for consideration at the 'In Camera' session later this day.

- CARRIED

MOVED by Ald. Bird,
SECONDED by Ald. Broome,

THAT the Minutes of the Special Council meeting dated June 4, 1971, be adopted.

- CARRIED

COMMITTEE OF THE WHOLE

MOVED by Ald. Broome,
SECONDED by Ald. Adams,

THAT this Council resolve itself into Committee of the Whole, His Worship the Mayor in the Chair.

- CARRIED

REPORT REFERENCE AND UNFINISHED BUSINESS

1. Speed Limit: Marine Drive from
Oak Street to Boundary Road

On May 11, 1971, Alderman Phillips and Alderman Broome submitted a motion regarding the speed limit on a portion of Marine Drive which motion, changed by the agreement of Council this day, was further considered as follows:

MOVED by Ald. Phillips,

THAT the speed limit on Marine Drive from Oak Street to Kerr Street be 35 M.P.H. as part of a perimeter road system in the City.

- LOST

cont'd.....

REPORT REFERENCE AND UNFINISHED BUSINESS (cont'd)

Speed Limit: Marine Drive (cont'd)

A 'Report Reference' was given by the Assistant City Engineer, Traffic and Transportation and the Superintendent of Traffic.

After due consideration the motion of Alderman Phillips was put and lost.

(Alderman Broome is recorded as in
favour of the motion)

REPORT REFERENCE AND BOARD OF ADMINISTRATION REPORTS

Works and Utility Matters

Georgia Viaduct Replacement:
Site and Landscape Development
(Clause 4)

The Council considered Clause 4 of the Board of Administration report (Works and Utility Matters), dated June 4, 1971, dealing with site and landscape development in respect of the Georgia Viaduct replacement. In this regard the Projects Engineer gave a report explanation to the Council.

MOVED by Ald. Bird,
THAT the recommendations of the City Engineer, as contained in this clause, be approved to reflect Council's acceptance of alternative (b) set out in the City Engineer's report:

FURTHER THAT a copy of this information be furnished to the Strathcona Property Owners and Tenants Association.

- CARRIED

UNFINISHED BUSINESS (cont'd)

- 2. Single Transients:)
 Revised Program)
)
 Use of Schools)

MOVED by Ald. Hardwick,
THAT consideration of the Revised Program re Single Transients before Council on May 11, 1971, and the Board of Administration report dated June 4, 1971 in respect of use of schools, be deferred for Council's consideration later this day at which time the Director of Welfare Services will be present. (see page 10)

- CARRIED

- 3. Grant Request:
 St-Jean-Vianney Landslide

A letter was received from the Executive Director of the Canadian Federation of Mayors and Municipalities inviting municipalities to make a contribution to the Relief Foundation created by the Mayor of St-Jean-Vianney to assist the victims of the landslide which occurred recently in this Quebec municipality, and that citizens be encouraged to donate to the Relief Foundation.

After due consideration it was agreed that His Worship the Mayor would take appropriate action to encourage citizen participation.

UNFINISHED BUSINESS (cont'd)

4. Grant Request: Western Canada School
of Alcohol and Narcotic Education

A request was received from the Western Canada School of Alcohol and Narcotic Education that the City sponsor a bus tour for the students attending sessions at the University of British Columbia August 15 to 21, 1971.

After due consideration the Council did not take action to approve the request.

DELEGATION MATTERS

It was agreed to defer consideration of the following matters pending the hearing of delegations later this day:

- (a) Grant Request: Canadian Council of Christians and Jews - Entertainment
- (b) Underground Wiring for New Subdivisions (Anglican Church)
- (c) Capital Grant Request: Playhouse Theatre Company
- (d) Request from Playhouse Theatre Company re City-owned Lot: 732 Homer Street

COMMUNICATIONS OR PETITIONS

1. Proclamation: Pioneer and
Elderly Citizens' Week

A communication was received from the Honourable Isabel P. Dawson, Minister Without Portfolio, announcing proclamation of the week of June 6th to 12th as Pioneer and Elderly Citizens' Week and requesting support of this proclamation.

MOVED by Ald. Adams,
THAT this communication be left in the hands of His Worship the Mayor to take appropriate action.

- CARRIED

2. Grants: Centennial Celebrations

His Worship the Mayor, on behalf of the Centennial Committee, submitted the following communication dated June 4, 1971:

"The following requests for grants have been reviewed by your Centennial Committee and it is recommended that they be approved out of the allotted Centennial funds as approved by Council on March 16th:

Old Age Pensioners' Centennial Picnic - to provide a shuttle bus, mobile kitchen and refreshments	\$ 250.
"The Day We Joined" - B.C.'s Birthday Party Empire Stadium - July 20th	10,000.
Military Tattoo "Ceremony of the Flags" Brockton Point - July 21st	
Use of Brockton Oval	300.
Refreshments for troops at Discovery	200.

cont'd....

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COMMUNICATIONS OR PETITIONS (cont'd)

Grants: Centennial Celebrations (cont'd)

Association of Canadians of Russian Descent Centennial Program, Q.E.T. - July 25	250.
H.M.C.S. Discovery Entertainment of naval vessels visiting during Centennial	4,050.
Hastings Community Assn. Centennial Gala Day	100.
Rev. Bruce Wood, Ruth Morton Memorial Baptist Church - "100 Years of Progress" Kitsilano Show Boat - June 26 (C.B.C. will film)	up to 500.

The Boy Scouts have offered to deliver the Pioneer Medallions. There are over 1,400 of these and registered mail would cost the City approximately \$1,400. It is therefore recommended that a grant of \$1,000. be given to Scout House for their Centennial participation."

MOVED by Ald. Adams.

THAT the grants proposed in the foregoing communication from His Worship the Mayor be approved.

- CARRIED BY THE
REQUIRED MAJORITY

3. Delegation Request: Use of
MacKenzie School as Hostel

A communication was received from Mr. Angus L. Hay and Mrs. A. Torosoff, on behalf of petitioners, referring to the possible use of MacKenzie School at 39th Avenue and Windsor Street as a hostel for travelling youth. Objection is expressed, and permission to appear before the Council is requested if the Council deals with this matter.

MOVED by Ald. Hardwick,

THAT this letter be deferred for consideration later this day and in the meantime details be obtained of the schools proposed to be used for this purpose and the location of these schools.

- CARRIED

4. Appointment of Deputy Mayor
and Acting Mayor

His Worship the Mayor recommended Alderman Adams be appointed Deputy Mayor for the quarter commencing July 1, 1971; further that, since the Mayor and Deputy Mayor will be out of the City next week attending the Canadian Federation of Mayors and Municipalities conference at Saskatoon, Alderman Adams be appointed Acting Mayor for that period.

MOVED by Ald. Bird,

THAT the foregoing recommendations of His Worship the Mayor be approved.

- CARRIED

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At this point the Council observed a short recess followed by an 'In Camera' meeting.

The Council (in Committee) reconvened at approximately 11:45 A.M. in the Council Chamber.

BOARD OF ADMINISTRATION AND OTHER REPORTS

A. General Report, June 4, 1971

Works and Utility Matters

Local Improvements: Pavements and Curbs)
Initiative Principle (Clause 5))

Local Improvements: Street Lighting on)
the Initiative Principle (Clause 7))

MOVED by Ald. Broome,

THAT Clauses 5 and 7 of the report of the Board of Administration (Works and Utility matters), dated June 4, 1971, be adopted.

- CARRIED BY THE
REQUIRED MAJORITY

Balance of Works and Utility Matters

MOVED by Ald. Broome,

THAT Clauses 1, 2, 3 and 6 of the report of the Board of Administration (Works and Utility matters), dated June 4, 1971, be adopted.

- CARRIED

(Clause 4 of the report was dealt with earlier in the proceedings as shown on page 2)

Harbours and Parks Matters

Petition for Play Area:

33rd Avenue near Prince Edward Street

The Board of Administration submitted a report of the Director of Planning and Civic Development with respect to a communication from Mrs. Agnes Knoll requesting B.C. Hydro property near 33rd Avenue and Prince Edward Street, occupied by the Bodwell Substation, be levelled and drained in order that the site may be used as a play area. A petition was attached in support of the request.

MOVED by Ald. Broome,

THAT the B.C. Hydro and Power Authority be requested to improve this site by grading, levelling and seeding.

- CARRIED

Building and Planning Matters

Britannia: Ad Hoc Sub-Committee (Clause 1)

The Board of Administration submitted a report from the Director of Planning and Civic Development respecting a resolution of the Joint School Board/Park Board Committee that these two Boards jointly approach the City recommending the appointment of a special Ad Hoc Britannia Sub-Committee, to include representatives of these two Boards, to which the Britannia Planning and Advisory Committee would report.

cont'd....

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Britannia: Ad Hoc Sub-Committee (cont'd)

Alderman Phillips advised he has been informed unofficially that the School Board was not now pressing this recommendation in view of the City's action this year in appointing the Social Development Committee.

MOVED by Ald. Adams,

THAT Clause 1 of the report of the Board of Administration (Building and Planning matters), dated June 4, 1971, be received for information.

- CARRIED

1st & Rupert Street:

Change Retail Store to Restaurant (Clause 2)

The Board of Administration submitted a report regarding change of retail store to restaurant: 1st Avenue and Rupert Street, from which the following summary is extracted:

" Summary:

As stated in the previous report of March 12, 1971, the Technical Planning Board had refused a Development Permit Application to increase the existing restaurant size so as to now occupy three of the six rental units in the building.

However the report of March 12, 1971, was referred back to the Director of Planning and Civic Development by Council for further report. City Council may now wish to consider the following alternatives of dealing with Mr. A. Saba's request:

1. That the Technical Planning Board APPROVE a Development Permit Application, if filed to permit the requested expansion of the restaurant.

OR

2. That the Technical Planning Board APPROVE a Development Permit Application, if filed to permit the requested expansion of the restaurant for a limited initial period of two years only.

Any further periods of limited consent could then be conditional upon the prior notification of surrounding property owners; the question of adequacy of numbers of off-street parking facilities; the need and demand at that time for local retail type shopping facilities to serve the local neighbourhood.

That in considering either the foregoing (1) or (2) Council may wish to direct that the immediate surrounding property owners be first notified."

A communication from Mr. W. Street, Solicitor on behalf of Ray's Kitchens, asked permission to appear before the Council if the first alternative proposed in the Board of Administration report is not approved.

MOVED by Ald. Adams,

THAT Alternative 2 set out in the above summary be approved.

- CARRIED

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Building and Planning Matters (cont'd)

Block 42-52 Development:

Design of Proposed IBM Building (Clause 4)

The Board of Administration submitted a report of the Director of Planning and Civic Development as a result of Council's instructions regarding advice as to how the City can give effective consideration to the proposal to develop the IBM building in similar architectural design to the Toronto Dominion Bank building in the Pacific Centre project. Among other matters stated it is advised:

"If Council wished, the Director of Planning could negotiate with Fairview for a change in external treatment of the second tower. However the developer is not sympathetic to any change; also, the Department feels that it would be advisable for the second tower to match the first, given that they are part of the same complex and of identical height.

However, the rest of the Block 42 development is still subject to design study by the developers, and it is expected that improvements over the original scheme may be brought forward in due course."

MOVED by Ald. Phillips,

THAT the Director of Planning and Civic Development request the Design Panel to comment on the proposed second tower.

- CARRIED

Balance of Building and Planning Matters

MOVED by Ald. Adams,

THAT Clauses 3 and 5 of the report of the Board of Administration (Building and Planning matters), dated June 4, 1971, be received for information.

- CARRIED

The Council (in Committee) recessed at approximately 12:00 noon to reconvene in open session at 2:00 P.M.

The Council (in Committee) reconvened in open session in the Council Chamber, His Worship the Mayor in the Chair and the following members present:

PRESENT: His Worship the Mayor
Aldermen Adams, Bird, Broome, Calder,
Hardwick, Phillips, Rankin,
Sweeney and Wilson

ABSENT: Alderman Linnell (Leave of Absence on
account of illness)

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DELEGATIONS AND BOARD OF ADMINISTRATION REPORTS

B. Property Matters, June 4, 1971

Sale of City-owned Lots: 37th Avenue
between Chester and Inverness Streets (Clause 7)

The Board of Administration, under date of June 4, 1971, submitted a report of the City Engineer and Supervisor of Property and Insurance giving details in respect of placing on the market certain City-owned lots on 37th Avenue between Chester and Inverness Streets. Objections were filed with requests that these lots be withdrawn from sale. In this regard a brief, dated June 3, 1971, was filed supported by two representatives of the objecting property owners, pointing out that there was a large petition concerned about the situation. In the brief it is requested the widening of 37th Avenue be accelerated.

MOVED by Ald. Bird,

THAT the aforementioned City-owned lots be withdrawn from sale and the City Engineer report to Council on a recommended width for this street in this area.

- CARRIED

(At this point Alderman Phillips assumed the Chair to relieve His Worship the Mayor to attend to other business)

DELEGATIONS AND UNFINISHED BUSINESS (cont'd)

5. Exchange Student Visit:
Canadian Council of Christians and Jews

A representative of the Canadian Council of Christians and Jews appeared in support of a request for financial assistance in entertaining students in connection with a Student Exchange Program between Vancouver and Quebec. A brief was filed in support under date of June 8, 1971.

MOVED by Ald. Bird,

THAT a grant of \$880.00 be approved for this purpose.

- LOST

MOVED by Ald. Calder, in amendment,

THAT the figure '\$880.00' in the motion of Alderman Bird be changed to read '\$440.00'.

- LOST

(The amount of \$880.00 was put by motion and lost)

(The amount of \$440.00 was put by motion and lost)

MOVED by Ald. Sweeney,

THAT the City Clerk make the necessary arrangements whereby the students may have free access to the Aquarium and the Museum and Planetarium facilities.

- CARRIED

6. Underground Wiring for New Subdivisions:
49th and 50th Avenues near Tisdall Street
(Anglican Church)

The Board of Administration, under date of May 28, 1971, submitted a report of the Director of Planning and Civic Development and the City Engineer in respect of subdivision of Lot 7, located between 49th and 50th Avenues, Tisdall Street and the lane east, into seven lots, the property being owned by the Anglican Church (Synod of the Diocese of New Westminster).

cont'd....

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DELEGATIONS AND UNFINISHED BUSINESS (cont'd)

Underground Wiring for
New Subdivisions (cont'd)

A condition of subdivision is that the owners must provide underground electrical wiring and telephone services to the proposed lots in accordance with the Subdivision Control By-law. A formal request has been received from the applicant for the subdivision that these lots be excluded from the underground wiring provision. The Board of Administration and the officials recommend the City Council not waive the requirements of the Subdivision Control By-law in this respect.

A representative of the Vancouver Management Ltd., on behalf of the applicant for the subdivision, appeared and filed a brief dated June 8, 1971.

MOVED by Ald. Broome,

THAT Clause 7 of the report of the Board of Administration (Works and Utility matters), dated May 28, 1971, in respect of this matter be approved.

- CARRIED

(Alderman Wilson is recorded in the negative)

7. Capital Grant Request:
Playhouse Theatre Company

Under date of May 28, 1971, the Board of Administration submitted a report on a capital grant request received from the Playhouse Theatre Company. In this regard a representative of this Company appeared asking for \$25,000 on a non-recurring and matching grant basis toward purchasing a building for all Playhouse Theatre Company activities, with the exception of the main stage productions.

MOVED by Ald. Broome,

THAT a capital grant of \$25,000 be approved.

- LOST

No further action was taken.

8. City-owned Lot 7: 732 Homer Street
Playhouse Theatre Company

The Board of Administration, under date of May 28, 1971, reported on a request from the Playhouse Theatre Company for compensation from the City in the amount of \$11,655.00 for tenant improvements, etc. due to the fact this Company will be required to give up possession of accommodation located within the block in which the Federal Government proposes to construct an office building. This particular accommodation is in a building owned by the City and rented to the Playhouse Theatre Company on a month-to-month basis. The Board of Administration and officials recommend the Playhouse Theatre Company be advised their proper course in dealing with this matter is to submit their claim for compensation directly to the Crown.

A representative of the Playhouse Theatre Company appeared and stated his organization wished to withdraw their request to the City in view of negotiations being carried on with the appropriate Federal Government department.

No further action was taken on the matter.

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UNFINISHED BUSINESS (cont'd)

Single Transients:
Revised Program

On May 11, 1971, the Council considered a Board of Administration report, dated May 7, 1971, in respect of a Revised Program: Single Transients. At that time the Council did not take action to approve the program although additional funds and temporary staff were made available. Therefore further consideration was given at this time to the Revised Program as contained in the Board of Administration report.

In this regard a further Board of Administration report, dated June 4, 1971, was submitted forwarding a report by the Director of Welfare Services pointing out insurance difficulties in respect to the use of schools in accommodating transient youths and that failure to obtain the required insurance coverage would result in the schools not being available.

The Director of Welfare Services informed the Council of schools in the downtown areas and in the suburban areas which were scheduled for use, if cleared. In this respect the Council noted a communication from Mr. Angus L. Hay and Mrs. A. Torosoff on behalf of petitioners asking to appear before Council if Council is required to deal with the matter of inclusion of schools in providing accommodation for transient youth. It is stated there is a petition signed by several hundred persons in the neighbourhood objecting to the use of the MacKenzie School at 39th Avenue and Windsor Street.

MOVED by Ald. Rankin,

THAT recommendation (a) of the Board of Administration report of May 7, 1971, recommending adoption of the Revised Program re Transient Youth, be approved on the understanding that schools in outlying districts will not be used for accommodation;

FURTHER THAT the Director of Welfare Services communicate with the appropriate Federal authorities to request the use of the armouries in Vancouver and in the proposal it be stated specifically:

- (a) the maximum number of persons to be accommodated per armoury
- (b) management details
- (c) definite period of armoury operation for this purpose

and submit a report of progress to Council as soon as possible;

FURTHER THAT a committee of two members of Council, to be appointed by His Worship the Mayor, be set up with authority to work with the Director of Welfare Services and the Board of Administration in regard to the day by day circumstances which may arise in respect of implementation and operation of the program.

- CARRIED

MOVED by Ald. Hardwick,

THAT Mr. Hay and Mrs. Torosoff, on behalf of petitioners, be advised of the action of Council taken this day, particularly in regard to school accommodation for transient youth in outlying districts.

- CARRIED

During consideration of the foregoing item a short recess was observed and at this point His Worship the Mayor assumed the Chair.

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Finance Matters

Proposed Study of Property
Tax Structure (Clause 4)

The Board of Administration submitted for Council consideration a communication from the Vancouver Central Council of Ratepayers forwarding a resolution asking a committee be struck to study property tax structure.

The Council noted Alderman Broome has filed a motion for later consideration this day regarding property tax structure.

MOVED by Ald. Rankin,

THAT the resolution from the Vancouver Central Council of Ratepayers be deferred for consideration when Alderman Broome's motion is under consideration.

- CARRIED

Amchitka Island Nuclear Tests (Clause 5)

The Board of Administration submitted a letter from Amchitka 2 asking for Council approval of a proposed resolution concerning nuclear tests on Amchitka Island.

MOVED by Ald. Bird,

THAT the proposed Amchitka explosion be opposed and it be recorded that the Vancouver City Council objects to any such explosions, being of an atomic or hydrogen nature, occurring anywhere in the world.

- LOST

(A tie vote resulted and the motion, therefore, was declared lost)

MOVED by Ald. Wilson,

THAT the resolution from Amchitka 2 be received for information.

- CARRIED

Hospitality: The International Association
of Auditorium Managers' Convention (Clause 6)

The Board of Administration submitted a request from the Auditorium Manager that the Council grant \$800 toward the cost of food and refreshments in connection with the International Association of Auditorium Managers' convention to be held in Vancouver July 25 to 29, 1971.

Action was not taken to approve this request.

Flooding of Skagit Valley (Clause 7)

The Board of Administration submitted a communication from the ROSS Committee which was founded to prevent the flooding of the Skagit Valley. The request is made that the City join with Committee members in protest.

MOVED by Ald. Adams,

THAT this submission be received for information.

- CARRIED

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Finance Matters (cont'd)

Taxation Based on 100% Value
of Land and Improvements (Clause 8)

MOVED by Ald. Hardwick,

THAT this clause be received and referred to the Standing Committee on Finance for consideration when related matters are under discussion.

- CARRIED

Tender: Supply of Policemen's
and Firemen's Caps (Clause 9)

The Board of Administration submitted a report from the Chief Constable, the Fire Chief and Purchasing Agent for Council consideration respecting tenders for the supply of policemen's and firemen's caps. It is recommended the low bid for firemen's caps received from Western Cap and Garment Ltd. in the amount of \$4,636, plus 5% Provincial Sales Tax, be approved, subject to contract satisfactory to the Corporation Counsel.

MOVED by Ald. Phillips,

THAT the foregoing recommendation be approved.

- CARRIED

In regard to policemen's caps, details in respect of three bids are noted pointing out Bid No. 1 from Stokes Cap & Regalia Ltd. was not acceptable as it did not meet specifications. Bid No. 2 from the same firm in the amount of \$2,240.50 for caps made by non union labour in Ontario was reviewed, as well as a bid from Western Cap and Garment Ltd. in the amount of \$2,448.00 made by union labour in Vancouver.

MOVED by Ald. Wilson,

THAT Bid No. 3 from Western Cap and Garment Ltd. in connection with the supply of policemen's caps for the price of \$2,448.00 be approved, subject to 5% Provincial Sales Tax and contract satisfactory to the Corporation Counsel.

- CARRIED

Balance of Finance Matters

MOVED by Ald. Adams,

THAT Clauses 1, 2 and 3 of the report of the Board of Administration (Finance matters), dated June 4, 1971, be adopted.

- CARRIED

C. Personnel Matters
Regular Report, May 28

Salary and Classification Review: Building
Service Worker and Stationary Engineer

MOVED by Ald. Calder,

THAT the report of the Board of Administration (Personnel matters, Regular), dated May 28, 1971, be adopted.

- CARRIED

Property Matters (cont'd)

Transient Information Kiosk:
Crisis Centre (Clause 6)

The Supervisor of Property and Insurance reported upon a letter from the Crisis Centre of Greater Vancouver respecting location of a tent kiosk on City property at Cassiar Street between Adanac and Napier Streets, as an information centre for transient youth. The occupation is for a period of three months commencing June 15, 1971.

cont'd...

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BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Transient Information Kiosk (cont'd)

MOVED by Ald. Phillips,

THAT the application be approved, subject to the following conditions:

- (a) the conditions enumerated by the City Building Inspector;
- (b) a bond for the amount of \$100 be provided as a guarantee that the land will be returned to a condition satisfactory to the Supervisor of Property and Insurance;
- (c) the necessary permits are obtained, including zoning.

- LOST

A recorded vote was requested. The record, therefore, is as follows:

FOR THE MOTION

Alderman Bird
Alderman Rankin

AGAINST THE MOTION

His Worship the Mayor
Alderman Wilson
Alderman Sweeney
Alderman Calder
Alderman Phillips
Alderman Adams
Alderman Broome
Alderman Hardwick

(Alderman Hardwick did not vote and therefore was declared in the negative).

(The motion was declared lost)

Balance of Property Matters

MOVED by Ald. Bird,

THAT Clauses 1 to 5 inclusive of the report of the Board of Administration (Property matters), dated June 4, 1971, be adopted.

- CARRIED

(Clause 7 of the report of the Board of Administration, Property Matters, was dealt with earlier in the day.
See page 8)

D. Report of Official Traffic Commission
May 26, 1971

MOVED by Ald. Rankin,

THAT the report of the Official Traffic Commission dated May 26, 1971, be adopted.

- CARRIED

E. Personnel Matters,
Regular, June 4, 1971

Supplementary Agreement re Museum Attendants

MOVED by Ald. Broome,

THAT the report of the Board of Administration (Personnel matters, Regular), dated June 4, 1971, be adopted.

- CARRIED

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COMMITTEE OF THE WHOLE

MOVED by Ald. Rankin,

THAT the Committee of the Whole rise and report.

- CARRIED

MOVED by Ald. Rankin,

SECONDED by Ald. Bird,

THAT the report of the Committee of the Whole be adopted.

- CARRIED

MOTIONS

1. 1971 Collective Agreement: Board of
Police Commissioners and Vancouver
Policemen's Union

The Council noted the following letter under date of June 3, 1971, from the Police Commission:

"Copies of the award handed down by Mr. D.R. Blair, the Arbitrator appointed to settle the Collective Agreement between the Board of Police Commissioners and the Vancouver Policemen's Union, were submitted to the Board. The award dealt with the general wage increase and the use of two-man patrol cars.

'THAT the decision be received and the Corporation Counsel be requested to prepare for signature a new Collective Agreement between the Board of Police Commissioners and the Vancouver Policemen's Union incorporating the amendments previously agreed to in the Memorandum of Agreement dated April 20, 1971.'"

MOVED by Ald. Broome,

THAT the resolution of the Police Commission be approved and the required agreement be drawn taking into account the latest decision of the Arbitrator.

- CARRIED

2. Allocation of Land for Highway Purposes
(5000 block Ruby Street)

MOVED by Ald. Bird,

SECONDED by Ald. Sweeney,

THAT WHEREAS the registered owners have conveyed to the City of Vancouver, for highway purposes, the following described lands:

1. All that portion of Lot 5, of Parcel "A", Block 11, District Lot 36 and 51, Group 1, New Westminster District, described as follows:

COMMENCING at the south easterly corner of said Lot 5; THENCE N 53° 58' 30" W, 10 feet, following in the southerly limit of said Lot 5; THENCE N 79° 56' 15" E, 13.87 feet, more or less, to intersection with the easterly limit of said Lot "A" at a point 10 feet northerly from the south easterly corner of said Lot "A"; THENCE S 33° 51' W, 10 feet, following in the easterly limit of said Lot 5 to the point of commencement. The same as shown outlined red on plan prepared by A. Burhoe, B.C.L.S., dated June 5, 1970, and marginally numbered LF 5409

cont'd....

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MOTIONS (cont'd)

Allocation of Land for
Highway Purposes (cont'd)

AND WHEREAS it is deemed expedient and in the public interest to accept and allocate the said lands for highway purposes;

BE IT THEREFORE RESOLVED that the above described lands so conveyed be, and the same are hereby accepted and allocated for highway purposes, and declared to form and constitute portions of highway.

- CARRIED

2. Closing and Stopping up Lane
(East of Victoria Drive between
36th and 37th Avenues)

MOVED by Ald. Bird,
SECONDED by Ald. Sweeney,

THAT WHEREAS the City of Vancouver is the owner of all the streets and lanes lying within the limits of the City of Vancouver; and

WHEREAS a portion of lane dedicated by the deposit of Plan 1700, Subdivision 1, Blocks 7 and 8, District Lot 394, Group 1, New Westminster District, is surplus to the City of Vancouver's highway requirements; and

WHEREAS the owner of abutting Lot 4 of said Subdivision 1 has given the City written consent for the closing and stopping up and sale to Standard Oil Company of British Columbia Limited of the said portion of lane;

THEREFORE BE IT RESOLVED that all that portion of lane dedicated by the deposit of Plan 1700 lying between the production westerly of the southerly and northerly limits of Lot 4, Subdivision 1, Blocks 7 and 8, District Lot 394, Group 1, New Westminster District, Plan 1700, the same as shown outlined red on plan prepared by A. Burhoe, B.C.L.S., dated November 4, 1970, and marginally numbered LF 5553, a print of which is hereunto annexed; be closed, stopped up and conveyed to Standard Oil Company of British Columbia Limited;

AND BE IT FURTHER RESOLVED THAT the said closed lane be consolidated with the abutting Standard Oil Company lands.

- CARRIED

3. Federal Centennial Grant

MOVED by Ald. Sweeney,
SECONDED by Ald. Calder,

THAT WHEREAS Prime Minister Trudeau announced last year that the Federal Government was allocating a grant of \$10 million to the Province of British Columbia for Centennial purposes;

AND WHEREAS only \$3 million have been made accountable to the citizens of B.C.;

THEREFORE BE IT RESOLVED THAT the City of Vancouver petition the Federal Government requesting a pro-rata share of the balance of \$7 million for Civic purposes.

- CARRIED

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MOTIONS (cont'd)

4. Zoning: Block bounded by Georgia,
Chilco, Cardero and Alberni Streets

At the Council meeting on June 1, Alderman Phillips submitted the following Notice of Motion, seconded this day by Alderman Calder:

MOVED by Ald. Phillips,
SECONDED by Ald. Calder,

THAT WHEREAS the four block property across Georgia Street from the proposed Four Seasons development eastward (bounded by Georgia, Chilco, Cardero and Alberni) is presently zoned C-3, which would allow building up to a Floor Space Ratio of 5 for Commercial development;

AND WHEREAS such development might be inappropriate for that location;

THEREFORE BE IT RESOLVED THAT the Director of Planning and Civic Development be instructed to report on the suitability of the zoning.

The motion was put and,

- CARRIED

5. Waterlots: Bayshore Inn and
Burrard Street

At the Council meeting on June 1, Alderman Phillips submitted the following Notice of Motion, seconded this day by Alderman Calder:

MOVED by Ald. Phillips,
SECONDED by Ald. Calder,

THAT WHEREAS the waterlots between the Bayshore Inn and Burrard Street are held by the National Harbours Board;

AND WHEREAS the City may be able to use the property creatively;

THEREFORE BE IT RESOLVED THAT the Director of Planning and Civic Development report on the status of leases, use and possible future of the property.

The motion was put and,

- CARRIED

ENQUIRIES AND OTHER MATTERS

Alderman Wilson -
Greater Vancouver Regional
District Meeting:
June 29, 1971

stated there will be a meeting of
the Greater Vancouver Regional
District on June 29th which is a
Council meeting date. It was,

MOVED by Ald. Wilson,
SECONDED by Ald. Bird.

THAT the matter of change in the Council meeting date of June 29, 1971, in view of the aforementioned meeting, be left with His Worship the Mayor for consideration and if a change is to be made, at least ten days notice be given to the Council.

- CARRIED

ENQUIRIES AND OTHER MATTERS (cont'd)

Alderman Calder -
Gastown/Chinatown
Beautification Report

enquired respecting the status of the Gastown/Chinatown Beautification report.

Commissioner Sutton Brown advised the Board of Administration has not received such report to date but has been informed it is imminent.

Alderman Adams -
Four Seasons Hotel
Development Issue

referred to a press report in the June 7 issue of the Daily Province and took exception to certain comments therein. Certain other Aldermen also made comments in respect of press reports on the issue.

Alderman Phillips -
Housing Project in
Toronto for Single
Women

referred to a copy of a communication from the Honourable R. Andras to Mrs. Grace MacInnes, M.P., giving details with respect to a Toronto housing project for single women.

Alderman Wilson -
Fire Alarm Headquarters
3637 Cambie Street

expressed the view that the present Fire Alarm headquarters site may become vacant and therefore placed on the market for disposal. The Alderman felt that consideration should be given to using the building and site for public purposes such as for a senior citizens' activity centre.

NOTICE OF MOTION

The following Notices of Motion were submitted and recognized by the Chair:

1. Taxation Structure

MOVED by Ald. Broome,
SECONDED by Ald. Calder,

THAT the Standing Committee on Finance review the entire tax structure of the City as it relates to property taxes and without limiting the generality of the foregoing, investigate the status and impact of tax exempt property; the possibility of spreading property tax payments over longer periods; the question whether water and other specific charges for special services should be billed separately and also the question of an Information Service for taxpayers.

(Notice)

2. Summer Council Meetings

MOVED by Ald. Broome,
SECONDED by Ald. Calder,

THAT WHEREAS the Council has not for some years observed a period in the summer months for holiday purposes;

AND WHEREAS this year there are no skip Council meetings in the months of July and August;

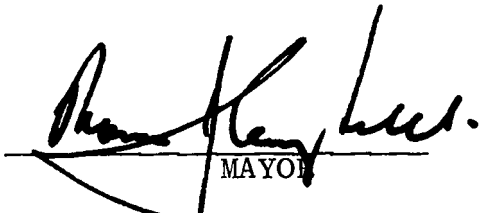
AND WHEREAS during these months the volume of business before Council is generally much lighter than at other times;

THEREFORE BE IT RESOLVED THAT the Council meetings on the first and third Tuesdays in the months of July and August of this year, i.e. July 6th and 20th and August 3rd and 17th, be cancelled.

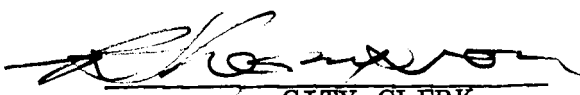
(Notice)

THE COUNCIL ADJOURNED AT APPROXIMATELY 5:15 P.M.

The foregoing are Minutes of the Regular Council meeting
dated June 8, 1971, adopted by Council on June 15, 1971.


MAYOR

FOR ADOPTION SEE PAGE(S) 69


CITY CLERK

BOARD OF ADMINISTRATION (WORKS) 1

June 4th, 1971

The following is a report of the Board of Administration:

WORKS & UTILITY MATTERS

CITY ENGINEER'S REPORT

RECOMMENDATIONS:

1. CLOSING LANE SOUTH OF WALL STREET
EAST OF SLOCAN STREET

"The 20 ft. lane at the rear of Lots A and B of Lot 156, T. H. is surplus to the City's highway requirements. There is a Church situated on Lots A and B and they are desirous of acquiring this portion of lane.

I RECOMMEND that the lane south of Lots A and B, Lot 156, T. H. be closed, stopped up and conveyed to the owner of Lots A and B subject to the following conditions:-

- (a) The value of the closed lane to be \$50 in accordance with the recommendation of the Supervisor of Property & Insurance plus all costs of registration.
- (b) The closed lane to be consolidated with said Lots A and B to form one parcel."

Your Board RECOMMENDS that the foregoing be approved.

2. CLOSING 23RD AVENUE BETWEEN WINDSOR STREET
AND GLEN DRIVE AND LANES WEST OF GLEN DRIVE
NORTH OF 23RD AVENUE - SCHOOL AND PARK SITES

"The School Board has acquired all the lands between 23rd Avenue and the lane north of 23rd Avenue between Windsor Street and Glen Drive for a Primary School site. The block between 23rd Avenue and 24th Avenue from Windsor Street to Glen Drive is a park site. The closing of the street and lanes and the re-subdivision of the property would create a joint park and school site. The closing and subdivision is requested by both the School Board and the Park Board.

I RECOMMEND that the road and lanes outlined red, green and yellow on plan marginally numbered L^F 5683 be closed, stopped up and title taken thereto, subject to the following conditions:-

- (a) The south half of the closed road to be consolidated with the abutting park south of 23rd Avenue. The north half of the closed road and the closed lanes to be conveyed to the School Board and consolidated with the abutting School Board property.
- (b) An easement for public utilities and municipal services to be retained over the closed portion of the street.
- (c) The concrete walk and ornamental street lighting on the south side of 23rd Avenue to be retained.

/continued ..

BOARD OF ADMINISTRATION, June 4th, 1971 (WORKS) 2

- (d) All costs which affect the closing of the street to be jointly borne by the School Board and Park Board.
- (e) An agreement satisfactory to the Corporation Counsel and the City Engineer.

The closure of the street and lanes referred to herein is deemed to be for the benefit of the City."

Your Board RECOMMENDS that the foregoing be approved.

3. WATER MAIN REPLACEMENT
PRIOR TO PAVING IN 1971

"The following water main replacement is required prior to paving scheduled for 1971:-

WATER MAIN PROJECT 1015

53rd Avenue from Fraser Street to Ross Street

Paving of this street was approved by Council on May 11th, 1971.

The estimated cost of Project 1015 is \$29,000 and funds are available in the 1970 Water Works Capital Budget, 'Short Notice Projects', Account No. 126/7902.

I RECOMMEND that the water main be replaced on the above named street and that \$29,000 be appropriated from Account No. 126/7902, 'Short Notice Projects'."

Your Board RECOMMENDS that the foregoing be approved.

CONSIDERATION:

4. Georgia Viaduct Replacement - Contract No. 3
Site and Landscape Development

The City Engineer reports as follows:

"On April 19, 1971 tenders were received by the City Clerk for 'Site and Landscape Development of Georgia Viaduct Replacement'.

Two bids were received as follows and these were referred to the City Engineer and Phillips, Barratt, Hillier, Jones and Partners for study and report.

Jeckway Landscaping Ltd.	\$ 295,801.10
K. and F. Construction Ltd.	\$ 337,158.00

Tenders were submitted on an itemized basis in order that the total contract price could be adjusted if required.

Phillips, Barratt, Hillier, Jones and Partners have now submitted their report to the City Engineer and have recommended that a contract be awarded to the low bidder, Jeckway Landscaping Ltd., for the adjusted contract price of \$258,751.98

/continued ..

Board of Administration, June 4, 1971 (WORKS - 3)

Clause 4 Continued

One matter that remains outstanding and which affects the landscaping proposal is that of the Union Laundry property on the south-west corner of the Union Street - Gore Avenue intersection. Two alternatives were included in the landscaping tender call. The first involves 'screening' of the buildings by means of raised mounds of earth, plus evergreens, vine maple, and dogwood. The second involves landscaping the area after the buildings are demolished. Alternative #2 was quoted as \$4,681.41 more than #1. Phillips, Barratt, Hillier, Jones & Partners have recommended acceptance of alternative #2 and have included this amount in the adjusted contract price above.

If the property is to remain undisturbed, a new sewer to serve it will be required on Gore Avenue at an estimated cost of \$14,000. This is required to serve the laundry only. This sewer would need to be installed immediately in order that construction could be completed before the Georgia Viaduct goes into service (June 28th, 1971).

Reference is made to Council Resolution of March 3, 1970 dealing with Items 2 & 3, Board of Administration, Property Matters dated February 27, 1970 wherein it was moved that these items be referred back to the Board of Administration for further report, having particular regard to properties now affected by this action of Council taken on February 24, and March 3rd in the matter of the Georgia Viaduct Replacement and East Approach Routes.

Item 2

This item recommended expropriation of Lots 30 and 31, consisting of a laundry and two dwellings in order that the construction of the Union Street ramp approach would not be delayed. The adoption by Council of alternative D2 approach alignment removed the urgency of expropriation. It was proposed that the recommendation for acquisition of the property be withdrawn pending further, more detailed study. It appeared that physically the property may not be required but this could not be determined until the final re-alignment design was complete. At that time the provision of lane access, of services such as power and gas sources and aesthetic considerations would be studied and reported back to Council.

Physical Information on the Above Property

Lots 30 and 31, Block 21, D.L. 196 being 274-278 Union Street and 809 Gore Avenue are under one ownership and its primary use is as a laundry.

Lot 31 is 25' x 122', zoned CM-1 improved with a brick building occupied by the laundry. This building contains 3,000 square feet on the main floor. The front portion of 1,500 square feet is two storey brick built in 1920. The interior of this part of the main floor is plaster over brick with a concrete floor, the second floor has a wood interior, 3 fixtures of plumbing and is heated by a gas heater. The balance of the building was added in 1962 and is constructed of concrete block with a concrete floor. The main floor of the building contains the laundry equipment together with the necessary steam, water and air piping and a heavy electrical service.

Lot 30 contains two frame dwellings erected in 1900. The dimensions of this lot are 36.92' at the front, 51.56' at the rear with a depth of 122' zoned CM-1. The dwelling at the front of the lot is 1½ storeys with 675 square feet on the main floor, contains 6 rooms, 3 fixtures of plumbing and is heated by a gas space heater. The roof is patent shingle, shingle on the exterior walls, paper over wood interior walls and a wood post foundation. The dwelling at the rear is one storey of 351 square feet, containing two rooms, 2 fixtures of plumbing, and is heated by an oil space heater. The roof is patent shingle, siding on the exterior walls, wood interior walls and a wood post foundation. Both of these dwellings are in poor condition for age and type.

/continued

Clause 4 Continued

The estimated cost of acquiring this property would be approximately \$85,000.00, including moving costs and disruption. In our previous negotiations with the owner and his solicitor they indicated that they were opposed to moving from this location and that the City would have to expropriate the property. As the property is not required for actual construction of the Georgia Viaduct replacement, the courts may be very reluctant to give the City an order forcing the owner out without giving him sufficient time to make alternate arrangements for his business. In view of this it seems likely that it would require in excess of one year to acquire vacant possession of the site.

The Director of Planning supports the recommendation of the consultants that the existing laundry and the laundry-owned residential properties at the corner of Gore Avenue and Union Street be acquired at this time. It is felt that this would give an improved approach to the Viaduct and would provide additional open space adjacent to Strathcona.

The Director of Social Planning and the Superintendent of Parks and Public Recreation concur with this recommendation.

There are, therefore, two alternatives to be considered:-

- (a) To leave the property under its present ownership, thereby requiring a new sewer on Gore Avenue at an estimated cost to the City of \$14,000.
- (b) To acquire the property at an estimated cost of approximately \$85,000, demolish the buildings when vacant and landscape the area at the extra cost of \$4,681.41 (plus the possibility of extra claims by the landscaping contractor should acquisition take longer than one year.)

Funds are available in the Georgia Viaduct Replacement account.

Subject to Council's consideration of these two alternatives, I RECOMMEND that:

- (1) Council award a contract to Jeckway Landscaping Ltd. for Contract No. 3 - Site and Landscape Development of Georgia Viaduct Replacement.
- (2) Council instruct the Consulting Engineers (Phillips, Barratt, Hillier, Jones and Partners) and the Corporation Counsel, in consultation with the City Engineer, to prepare contract documents, the contract price to reflect Council's choice of alternatives (a) or (b) above.
- (3) Council authorize His Worship the Mayor and the City Clerk to sign the contract on behalf of the City."

Your Board submits the foregoing recommendations of the City Engineer for CONSIDERATION.

RECOMMENDATIONS:

- 5. Local Improvements: Pavements and Curbs
- Initiative Principle

First Step:

The City Engineer reports as follows:

"I consider it advisable to carry out the following projects as Local Improvements:

Pavement and Curbs

- Rupert Street, W/S, Graveley Street to 2nd Avenue, and E/S 1st Avenue to 2nd Avenue.
- Knight Street, 41st Avenue to 49th Avenue.
- Knight Street, 49th Avenue to 57th Avenue.
- 49th Avenue, N/S, Oak Street to Elm Street and S/S, Oak Street to Marine Crescent.

/continued ..

Board of Administration, June 4, 1971 (WORKS - 5)

Clause 5 Continued

The City's share of the project on Knight Street from 49th Avenue to 57th Avenue is available in the 1970 Capital Budget and for the remaining projects the City's share is available, subject to Council approval in the 1971 Capital Budget."

Second Step:

The Director of Finance submits the following report on the financial arrangements:

" In accordance with the provisions of the Local Improvement Procedure By-law, I am submitting the City Engineer's report dated May 28, 1971.

The estimated total cost of these improvements is \$917,527.00 and the City's share of the cost is \$743,281.00.

I have to report that the necessary financial arrangements can be made to carry out this work subject to Council approval of the 1971 Capital Budget."

Your Board has decided that it is desirable to undertake the projects referred to and RECOMMENDS that the reports of the City Engineer and Director of Finance be adopted.

6. Tender No. 37-70-13
- Motor Graders

The City Engineer and Purchasing Agent report as follows.

"On May 18, 1971, Council passed the following motion with respect to the Board of Administration report of May 14, 1971:

'That this clause be referred back to the Board of Administration with authority to negotiate for a second grader at a lower unit cost to reflect the purchase of two motor graders at this time, rather than just one, and a report be made back to Council on the whole matter.'

Accordingly, we discussed the matter with National Machinery Company Ltd. and they have stated, "We have checked with the manufacturer on this and while they have agreed to extend the same terms to us for the second unit, they are in no position to do any more".

However, the rate of exchange for the Canadian dollar has changed since the time of tendering, and they are prepared to pass the savings on to the City. There is also a small savings in shipping costs (if two machines are shipped at the same time) which they will allow.

SUMMARY

Price for 1 machine	\$30,941.50	(as tendered)
Price for 2nd machine	<u>\$30,941.50</u>	(no change)
Price for 2 machines	\$61,883.00	
Less exchange rate allowance		
per machine - \$227.80 -	455.60	
Less freight rate allowance		
per machine - \$ 80.00 -	<u>160.00</u>	
NET TOTAL COST	<u>\$61,267.40</u>	(30,633.70 each)

Federal sales tax is not included (City is exempt).

5% Provincial Sales Tax is extra.

Board of Administration, June 4, 1971 (WORKS - 6)

Clause 6 Continued

While this reduction is not large, we believe that the greatest economy for the City would be achieved by accepting this bid. If we retender for two units, we might incur significant price increases which normally occur about mid-year. Furthermore, the graders to be replaced have reached a point where major maintenance may be required to keep them in service. The delays resulting from retendering would probably result in an overall cost increase to the City.

The City Engineer and Purchasing Agent recommend acceptance of the lowest bid to meet specifications offering a power shift transmission from National Machinery Co. Ltd. for two Huber Model F 1500 Motor Graders at a total price of \$61,267.40 after allowances for exchange rate and shipping costs (\$30,633.70 each including power shift), plus 5% Provincial tax and contract satisfactory to the Corporation Counsel.

Your Board RECOMMENDS the foregoing report of the City Engineer and Purchasing Agent be adopted.

7. Local Improvements
- Street Lighting on the Initiative Principle

First Step

The City Engineer reports as follows:

"I consider it advisable to carry out the Light Standard Projects and the Special Light Standard Projects shown on the attached schedule dated May 28, 1971, as local improvements.

Three Special Light Standard Projects are included to replace the inadequate and obsolete street lighting on several streets in the Shaughnessy and Kerrisdale areas.

On Standard Street Projects, it is the City's policy to limit the length of the street to be improved on any one project to one half mile because of the difficulty experienced by the owners in circulating a petition against an "Initiative Project".

The streets in the Special Light Standard Project, however, have been grouped to correspond as closely as possible with the existing street lighting circuits in order that all of the lights on one circuit can be removed as part of the same project. It would be impractical to retain a portion of a circuit.

This grouping of streets was used for the first three Special Light Standard Projects (Court of Revision, September 11, 1969 - Schedule No. 386), which were approximately the same size as the areas now being advanced. There were few complaints that the projects were too large.

The Special Light Standard Projects being advanced at this time affect approximately 4 miles of street in Area I, approximately 5 miles of street in Area II, and approximately 2 miles of street in Area III.

The City's share of these local improvements is available in the 1971 Basic Capital Budget."

/continued ..

Board of Administration, June 4, 1971 (WORKS - 7)

Clause 7 Continued

Second Step

The Director of Finance submits the following report on the financial arrangements:

"In accordance with the provisions of the Local Improvement Procedure By-law, I am submitting the City Engineer's report, dated May 28, 1971.

The estimated total cost of this improvement is \$346,622.25, and the City's share of the cost is \$132,778.90.

I have to report that the necessary financial arrangements can be made to carry out this work."

Your Board has decided that it is desirable to undertake the project referred to in the attached list and RECOMMENDS that:

1. The report of the City Engineer and Director of Finance be adopted.
2. The City-owned parcel shown on the list attached to the detailed Second Step Report for this local improvement project be declared assessable.

FOR ADOPTION SEE PAGE(S) 6, 9,

Board of Administration, June 4, 1971 (Harbours - 1)

HARBOURS AND PARKS MATTERS

CONSIDERATION

1. Petition for Play Area:
East 34th Avenue at Sophia Street

The Director of Planning and Civic Development reports as follows:

"On March 22, 1971, His Worship the Mayor and Members of City Council received a letter from Mrs. Agnes Knoll, in which she asked that the property indicated on the attached plan be levelled and drained for use as a play area. Mrs. Knoll attached a petition signed by 22 persons in support of her request.

The area, adjacent to the Bodwell Substation facing onto 33rd Avenue, is owned by B. C. Hydro. Any request for draining and leveling of the property for play use should be directed to that Authority.

The site is well maintained, without accumulations of rubbish. Part of the site is below the grades of 34th Avenue and the lane and, though certain areas are wet, there were no large puddles of water on inspection. Residents in the area use the site as a short-cut, creating a footpath diagonally across the lands.

The general area from a park and playground point of view is served to some degree by Cartier Park three blocks to the south and by Riley Park four blocks to the West. Discussions with Park Board officials indicate that additional park or play areas in this vicinity are not a priority item in terms of their program.

It is suggested that Council may wish to receive the report and to direct that a copy be sent to Mrs. Knoll, pointing out that any request for leveling and draining of this site should be directed to the B. C. Hydro and Power Authority, who own the land."

Your Board submits this matter to Council for CONSIDERATION.

(Copies of Mrs. Knoll's letter and petition dated March 16, 1971, and a plan of the area are circulated for the information of Council.)

FOR ADOPTION SEE PAGE(S) 9

BUILDING AND PLANNING MATTERSRECOMMENDATIONS

1. Britannia:
Ad Hoc Sub-Committee

The Director of Planning and Civic Development reports as follows:

"The following letter dated May 11th, 1971 has been received from Mr. A. Patterson, Assistant Head of Business Administration, Board of School Trustees of School District No. 39 (Vancouver):

"I wish to advise that at the last meeting of the Joint School Board/Park Board Committee, held on April 28th, the following motion was passed:

"That the Park Board and School Board jointly approach the City to recommend that a special ad hoc Britannia Sub-committee be set up by the Planning & Development Committee of City Council, and to include a representative of the School Board and the Park Board, to which the Britannia Planning & Advisory Committee would report."

This motion received approval of the School Board at its meeting held on May 10th. '

On May 4, 1971 Council set up the Standing Committee on Social Planning and Community Development to deal with capital projects involving more than one Board.

The report approved by Council on May 18th on the appointment of consultants for the Britannia Community Services Centre included provision for liaison at the elected level through this newly constituted Standing Committee.

It is therefore RECOMMENDED that Council suggest to the School Board and the Park Board that as the Standing Committee on Social Planning and Community Development has been established, it appears that this would be an appropriate place to discuss projects such as the Britannia project and would ask for their concurrence."

Your Board RECOMMENDS that the report of the Director of Planning and Civic Development be approved.

CONSIDERATION

2. 1st & Rupert Street:
Change Retail Store to Restaurant

City Council in March 16, 1971, considered a Board of Administration report dated March 12, 1971, regarding the submission by Mr. A. A. Saba of Cedarhurst Properties Ltd., of a letter dated January 22, 1971, to City Council requesting approval to expand an existing restaurant into an adjacent vacant rental space.

City Council resolved:

"THAT this clause of the report of the Board of Administration (Building and Planning matters), dated March 12, 1971, be referred back to the Director of Planning and Civic Development for further report "

cont'd . .

Board of Administration, June 4, 1971 (BUILDING - 2)

Clause #2 Continued

The Board of Administration report of March 12, 1971, was as follows:-

"Mr. A. A. Saba of Cedarhurst Properties Ltd., has submitted a letter dated January 22, 1971, to City Council requesting approval to expand an existing restaurant into an adjacent vacant rental space.

The building is located at the south west corner of East 1st Avenue and Rupert Street. The 126' x 129' site is zoned as a CD-1 Comprehensive Development District.

In May 1968, City Council after a Public Hearing passed a By-law to rezone this site to a CD-1 Comprehensive Development District to provide for a local shopping centre to provide for local retail convenience type uses as was requested by local residents.

The amending By-law provides that

'.....the only uses permitted within the said area and the only uses for which development permits will be issued are:-

- | | | |
|--------------------------|---------------------------|---------------------------------------|
| 1. Retail Establishments | 2. Service Establishments | 3. Other local convenience commercial |
| Grocery Store | Barber or Beauty | uses similar to the |
| Bakery, retailing | Shop | uses foregoing, subject |
| on premises | Cleaning and dyeing | to the approval of |
| Drug Store. | shop (collection | the Technical Planning |
| | delivery only) | Board.' |
| | Launderett or coin- | |
| | operated dry cleaner | |
| | Restaurant (excluding | |
| | drive-in) | |
| | Shoe repair shop. | |

The plans of development as approved by the original development permit #45353 indicate six separate retail stores with the six units being used for beauty care, bakery, grocery, beauty shop, drugs, and launderette.

In 1969 a request to extend a coffee shop - restaurant occupying one unit into a larger development occupying two units was referred by the Technical Planning Board to City Council. Questioned was the size of the proposed restaurant development being for a much larger area than for only the local neighbourhood.

In addition to the Coffee Shop and Restaurant facilities the development known as 'Ray's Kitchen' also provides a food take-out and home delivery service.

Mr. A. A. Saba appeared before Council as a Delegation. City Council resolved that:

'Approval be given to the development of Units 1 and 2 for restaurant purposes, pursuant to application received;

FURTHER THAT in respect of Units 3, 5 and 6, such be retained for use in accordance with local neighbourhood shopping, as laid down re CD-1 Comprehensive Development District.'

In October 1970, a Development Permit Application No. 53693 to increase the restaurant size so as to occupy three of the six rental units was REFUSED by the Technical Planning Board as:

'The total restaurant area, as now proposed, is considered to be contrary to the amending By-law as approved by City Council in that the restaurant is larger in area than needed to serve local shopping district.'

cont'd . .

Board of Administration, June 4, 1971 (BUILDING - 3)

Clause #2 Continued

The requested expansion of the restaurant was considered at variance with the approval originally granted to the CD-1 Zoning in 1968 to provide local shopping facilities to serve the local residents.

The six units are at present occupied by: Cafe Restaurant (2 units), Vacant (1 unit), Grocery Store (1 unit), Hairdresser (1 unit), Clothing Store (1 unit)."

The report recommended that Mr. A. A. Saba's letter to City Council be received.

Council however referred the report back to the Director of Planning and Civic Development for further report.

The Director of Planning and Civic Development further reports as follows:

"The Building has a total floor area of 6,400 sq. ft. The restaurant when only in Unit 1 occupied 19.5% of the building (1253 sq. ft.). The restaurant in Units 1 and 2 occupies 39% of the building (2506 sq. ft.). The restaurant development now requested in Units 1, 2 and 3 would occupy 53% of the building (3,386 sq. ft.).

It was the concern both of the Technical Planning Board and the Planning Department that only three of the six rental units should now be available to provide the local retail convenience as originally requested by local residents.

Further concerns are that:

1. The restaurant expansion - occupying three rental units - serves a much greater area than local residents, and so changes the concept of the development.
2. The development has only room on site for 13 off-street parking spaces to minimum by-law standards. These are in front of the building with restricted access from East 1st Avenue.

The development, including the restaurant expansion, would meet the technical requirements of the Zoning and Development By-law regarding the number of spaces. However, for this type of restaurant operation there is need for a greater number of off-street parking spaces. In addition there is a 'take-out' food service for which no specific off-street parking spaces are available. It is difficult to reasonably

Provide additional off-street parking in this vicinity having regard to available land and also the limited access from East 1st Avenue.

I would suggest that the existing CD-1 Zoning is still appropriate. The By-law restricts the permitted uses so as to implement the purpose of the CD-1 Zoning at this location. Rezoning to a C-1 or C-2 Commercial District would provide for other uses not appropriate at this particular location.

Summary:

As stated in the previous report of March 12, 1971, the Technical Planning Board had refused a Development Permit Application to increase the existing restaurant size so as to now occupy three of the six rental units in the building.

cont'd . . .

Board of Administration, June 4, 1971 (BUILDING - 4)

Clause #2 Continued

However the report of March 12, 1971, was referred back to the Director of Planning and Civic Development by Council for further report. City Council may now wish to consider the following alternatives of dealing with Mr.

A. Saba's request:

1. That the Technical Planning Board APPROVE a Development Permit Application, if filed to permit the requested expansion of the restaurant.

OR

2. That the Technical Planning Board APPROVE a Development Permit Application, if filed to permit the requested expansion of the restaurant for a limited initial period of two years only.

Any further periods of limited consent could then be conditional upon the prior notification of surrounding property owners; the question of adequacy of numbers of off-street parking facilities; the need and demand at that time for local retail type shopping facilities to serve the local neighbourhood.

That in considering either the foregoing (1) or (2) Council may wish to direct that the immediate surrounding property owners be first notified."

Your Board submits the foregoing report of the Director of Planning and Civic Development for the CONSIDERATION of City Council.

INFORMATION

3. Condition of House:
1386 Burrard Street

The following is an extract from the Minutes of the City Council meeting of April 6, 1971:-

"Alderman Bird raised the matter of the condition of the house at the N/E corner of Pacific and Burrard Streets and asked consideration be given to Council action to obtain demolition.

Discussion followed regarding similar houses within the City and therefore it was instructed by the Deputy Mayor that the Board of Administration report to Council on this particular house and other similar buildings in the City which have been acquired by developers for future planning but in the meantime are not used, or are being occupied on a temporary basis; the Board of Administration to advise of appropriate action the Council might take in such cases."

The Director of Permits & Licenses reports as follows:-

"The subject building is two stories of frame construction and has been vacant for some time on the site bounded by Burrard, Drake, Hornby and Pacific Streets. The developer originally proposed to erect a hotel and allied commercial complex and all houses were demolished except 1386 Burrard which was left to be used as a construction field headquarters. The house is in sound structural condition and secure from unauthorized entry. Further progress on the development had been delayed and a request for a 120 day extension of the Development Permit was made and this was granted on May 26, 1971. There is no action which City officials can take at this time.

cont'd . . .

Board of Administration, June 4, 1971 (BUILDING - 5)

Clause #3 Continued

Similar houses or buildings which a developer acquires for future planning are subject to all relevant bylaws. The City Building Inspector has the authority to order demolition but only if, in his opinion, a building is unsafe or a potential fire hazard and proper repair is not undertaken. When circumstances are warranted, City officials, and in particular the City Building Inspector, Medical Health Officer and the Fire Chief, either singly or together, may recommend to Council that a resolution under Section 324A of the Vancouver City Charter be passed. This section provides that:-

'The Council may, by resolution or by bylaw, declare any building, structure.....a nuisance or danger to the public safety or health.....order that the same shall be removed, pulled down.....or otherwise dealt with by the owner, agent, lessee or occupier thereof.....and within such time after the service of the order.....'

A developer who has obtained a Development Permit has one year before the permit becomes void and he may also apply for an extension of time which is generally granted. When the Building Permit is obtained, a 90 day time limit with the opportunity to apply for a further 90 days extension can take place before construction need commence.

In view of the foregoing, City officials would not take any action provided the building did not present a health or safety hazard and all bylaws were being met. Council may, however, declare such a building a nuisance under Section 324A and instruct their officials accordingly."

Your Board forwards the report of the Director of Permits and Licenses for the Council INFORMATION.

4. Block 42-52 Development:
Design of Proposed IBM Building

The Director of Planning and Civic Development reports as follows:

"At the Council meeting of April 11, 1971, the following instruction was minuted:

'Alderman Broome commented on the proposal to develop the IBM Building in similar architectural design to the Toronto Dominion Bank Building in the Pacific Centre project. The alderman enquired regarding City control in respect of design of this building, following which it was instructed that the Director of Planning and Civic Development report to Council within the next two weeks as to how the City can give effective consideration to this construction.'

The agreement, dated July 9, 1968, and made between the City, Fairview Corporation (British Columbia) Limited, Pacific Centre Limited and Cemp Holdings Ltd. incorporates two development permits permitting the development of the Block 42-52 complex. The development permit for Block 42 permits three tower elements, one of which may be a hotel or motel and the others offices, or all may be offices. Fairview proposes a tower (IBM Building) at the corner of Georgia and Granville Streets similar in design to that of the Toronto Dominion Tower on Block 52. At a later date Pacific proposes to construct a third tower to be located approximately at mid-block 42 on the Howe Street side. At the present time there are no plans for the hotel or motel.

cont'd . .

Clause #4 Continued

The plans accompanying the development permit for Block 42 indicate that the two towers will be approximately 30 storeys in height and of a similar design to that of the Toronto Dominion Tower on Block 52. The agreement provides that Fairview may make changes from the construction contemplated by the development plan so long as the provisions of the Block 42 limitations and uses are not contravened and construction is generally in accordance with the development plan. There is no indication that the Block 42 limitations and uses are being contravened; however, the agreement provides that the parties may agree to amend the Block 42 limitations and uses from time to time.

The Toronto Dominion Tower design was approved with external finishings of solar bronze glass and bronzed aluminum framing. While the present appearance is black from any distance, the developers and their architects feel that the lighting of the building and the installation of venetian blinds will substantially change the present dark appearance. It is understood that the lighting will be on in approximately three weeks' time.

If Council wished, the Director of Planning could negotiate with Fairview for a change in external treatment of the second tower. However, the developer is not sympathetic to any change; also, the Department feels that it would be advisable for the second tower to match the first, given that they are part of the same complex and of identical height.

However, the rest of the Block 42 development is still subject to design study by the developers, and it is expected that improvements over the original scheme may be brought forward in due course.

Your Board submits the foregoing report of the Director of Planning and Civic Development for the INFORMATION of Council.

5. Four Seasons Hotel Development

The following is an extract from the Minutes of the Board of Parks and Public Recreation of the meeting of May 17, 1971:

"FOUR SEASONS HOTEL DEVELOPMENT"

The City Clerk advised of the following extract and resolution of City Council of April 27, 1971:

.... The Council gave further consideration to the proposed Four Seasons Hotel development on property in the Coal Harbour area, pursuant to Council's instructions of March 30, 1971.

An historical review of the whole matter was submitted to Council by the Board of Administration by report dated April 23, 1971.

An explanation of the details involved was given by the Director of Planning and Civic Development; the Assistant City Engineer, Traffic and Transportation; and the Supervisor of Property & Insurance.

A full discussion was held and action was taken as noted hereunder.

cont'd . . .

Board of Administration, June 4, 1971 (BUILDING - 7)

Clause #5 Continued

Moved, THAT the matter of the Four Seasons Hotel Development be put to the owner electors as a question under Section 245 of the City Charter at the earliest time to ascertain whether the property should be acquired and the Corporation Counsel be instructed to advise on the form of the submission and on suitable wording of the submission.

Commissioner Puil reported on a special meeting of the Board held on Wednesday, May 12 to review the Board's position on the project and to consider whether or not they would back a plebiscite for some ten million dollars for purchase of the two waterfront blocks at the entrance to Stanley Park and whether or not Board members wished to approve of negotiations.

Commissioner Puil advised the Board passed the following resolution at the May 12 meeting:

...'That we reiterate our opposition to the proposed Four Seasons project as now planned and insist that the last waterfront block bounded by Chilco, Georgia and Gilford Streets be acquired by the City for public open space to protect the entrance to Stanley Park.'...

Board members discussed an independent appraisal that the City had requested on the property and agreed that rate-payers should be given a choice of voting for expropriation of the two blocks or just the one block adjacent to Stanley Park. Alderman Phillips agreed to transmit the Board's views to Council in this regard."

Your Board submits the above for the INFORMATION of Council.

FOR ADOPTION SEE PAGE(S) 10 & 11

BOARD OF ADMINISTRATIONPROPERTY MATTERSJUNE 4, 1971RECOMMENDATIONS

1. Rental Review
Situating N/S Union St. between Gore Avenue
and Main Street

The Supervisor of Property and Insurance reports as follows:

"Lot 23, Block 20, D.L. 181/196, situated N/S Union Street, between Gore Avenue and Main Street is leased through assignment to Peter Chow & Chow Produce Limited for a period of 15 years from May 1st, 1961 to April 30th 1976. The site is utilized for the purpose of parking, loading and unloading of goods to the lessee's operation on their adjoining lot to the East. In accordance with a 5-year review clause, a rental review has now been completed, with a recommended increase from \$26.25 per month plus all taxes to \$60.00 per month, plus all taxes. The lessees, Peter Chow & Chow Produce Limited have indicated their acceptance of the increase, to be effective May 1st, 1971.

RECOMMENDED that commencing May 1st, 1971, rental of Lot 23, Block 20, D.L. 181 & 196 be increased to \$60.00 per month, plus all taxes as if levied."

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property and Insurance be adopted.

2. Acquisition for Single Men's Hostel Site
466 East Cordova Street

The Supervisor of Property and Insurance reports as follows:

"Lot 14, Block 57, D.L. 196, 466 East Cordova Street is required for the proposed Hostel for Single Men, confirmed by City Council on January 19, 1971.

These premises comprise a 2-storey and basement frame dwelling with a main floor area of 1,116 sq. ft. and a second floor area of 924 sq. ft., erected in 1900 on a site 25' x 120', zoned M-2. This dwelling contains 9 rooms, 7 plumbing fixtures, has a patent shingle roof, siding exterior walls, concrete foundation, concrete basement and is heated by a hot air coal and wood furnace. The condition of this dwelling is average for age and type. The owners occupy 2 rooms on the main floor and rent out the remaining 6 units. One room on the second floor is used as a common kitchen.

Negotiations with the owners confirm that they are prepared to sell for the sum of \$24,500.00 as of June 30, 1971, subject to the owners retaining rent-free possession of their main floor suite until September 30, 1971. This purchase includes some furnishings and the City is to collect the rent from the remaining six tenants from July 1, 1971.

Cont'd.....

Board of Administration, June 4, 1971 (PROPERTIES - 2)

Clause 2 Cont'd.

The above price represents a fair and reasonable value for this property. Said amount has been reviewed by Central Mortgage & Housing Corporation and the details of this transaction entered in their records.

RECOMMENDED that the Supervisor of Property and Insurance be authorized to acquire this property for the sum of \$24,500.00 on the foregoing basis, chargeable to Code #531/1251."

Your Board

RECOMMENDS the foregoing recommendation of the Supervisor of Property & Insurance be adopted.

3. Acquisition - Georgia Viaduct Replacement
818, 822 and 826 Main Street

The City Solicitor and Supervisor of Property & Insurance report as follows:

"Reference is made to Item 1, Property Matters, October 16, 1970 confirmed by Council October 20, 1970, authorizing the acquisition of Lots 3, 4 & 5, Block 21, D.L. 196, being 818, 822 and 826 Main Street, for the sum of \$61,000.00.

This property was conveyed to the City, consolidated with adjoining parcels and now forms part of the Right-of-way for the Georgia Viaduct Replacement.

The owners had claimed \$90,000.00 as representing the value to the owners but after further negotiations, the owners' agent had agreed to recommend a settlement in the sum of \$61,000.00 to cover all elements of claim.

The owners were not prepared to accept the basis of settlement suggested by their agent, and advised that future negotiations be with their solicitor. There have been further negotiations with the solicitor, Mr. Graham C. MacKenzie of Braidwood. Nuttal. MacKenzie, Brewer & Co., and the City Solicitor. We now have a letter indicating that settlement can be accomplished for the sum of \$64,000.00.

The City Solicitor and the Supervisor of Property & Insurance have reviewed the independent appraisals and the owners' compensable costs, such as appraisals, legal fees, frustration of the use of the property by members of the owners' family in the conduct of their business located nearby. They have come to the conclusion that while this appears to be the maximum which could be recommended for acceptance. arbitration proceedings might very well result in a cost to the City of an amount considerably in excess thereof.

RECOMMENDED that the City Solicitor and the Supervisor of Property & Insurance be authorized to settle the acquisition of the above property for the total sum of \$64,000.00, chargeable to Code #172/1120."

Your Board

RECOMMENDS the foregoing recommendation of the City Solicitor and the Supervisor of Property and Insurance be adopted.

Cont'd....

Board of Administration, June 4, 1971 (PROPERTIES - 3)

4. Consent to Assignment of Lease
East of Ontario Street, North of 1st Avenue

The Corporation Counsel and the Supervisor of Property and Insurance report as follows:

"On July 9, 1968, the City granted a lease to City Construction Company Limited of Lot 4, Block E, D. L. 200A and Pt. of Parcel A, D.L. 2037, for a term of 28 years. The Lessee desires to assign this lease in accordance with the terms set forth in the form of assignment submitted by it.

The purpose of this assignment is to tie in with the sale of assets of Pentad Holdings Limited (formerly City Construction Company Limited) to City Construction Company Limited (formerly City Paving 1958 Limited) and the purchase by Ashland Oil Canada Limited, Columbia Bitulithic Division, of all shares of City Construction Company Limited.

Pentad Holdings Limited (successor to the Lessee) therefore requests the consent of the City to the said assignment in the form submitted by it to the new company to be known as City Construction Company Limited.

While the name of the City's Lessee is the same as that of the company which has taken over its assets, the corporate structure of the new company is changed from that of the original company and accordingly, approval of the assignment of the lease is required to protect the shareholders of the new company.

RECOMMENDED that consent be given to the assignment in a form satisfactory to the Corporation Counsel and the same to be executed by the Mayor and the City Clerk and the City Seal affixed thereto."

Your Board

RECOMMENDS that the foregoing recommendation of the Corporation Counsel and the Supervisor of Property and Insurance be adopted.

5. (a) Sales: Residential
Champlain Heights

RECOMMENDED that the following applications to purchase received by the Supervisor of Property and Insurance be approved under the terms and conditions set down by City Council. These lots are marketed on the basis of fixed price in accordance with Council's instructions regarding the sale of single family residential lots in Champlain Heights, zone RS-1.

Cont'd....

Board of Administration, June 4, 1971 (PROPERTIES - 4)

Clause 5 Cont'd.

re: Lot 44, D.L. 339, Plan 13659
S/S 50th bet. Tyne & Toderick

<u>Name</u>	<u>Lot</u>	<u>Approx. Size</u>	<u>Sales Price</u>	<u>Terms</u>	<u>Conditions</u>
Frank Vnuk & Maria Vnuk	44	52.5' x 125.74' 42.23' 121.62'	\$14,000.00	City Terms @ 9%	

re: Lot 18, D.L. 339, Plan 13659
S/S 49th Ave. East of Tyne

Pritam Singh Rakhra & Rajinder Kaur Rakhra	18	43.5' x 120' 39.15'	\$12,700.00	City Terms @ 9%	Bulkhead Agree- ment 1' above lane. Public Utility Easement over S.10' of W 5' Plan LF5362
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re: Lot 86, D.L. 339, Plan 13659
S/S 53rd bet. Tyne & Toderick

Reinhard Gogolin & Hilda Gogolin	86	59.97' x 110' 59.98'	\$14,500.00	City Terms @ 9%	
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re: Lot 68, D.L. 339, Plan 13659
S/S 51st Ave. bet. Tyne & Toderick

Rudolf Hensel & Marlene Hensel	68	44.33' x 110.54' 104.65 131.03	\$14,500.00	City Terms @ 9%	
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Board of Administration Report, June 4, 1971 (PROPERTIES - 5)

Clause 5 Cont'd.

(b) Sales: Residential
General

Recommended that the following offer to purchase received by the Supervisor of Property & Insurance be approved under the terms and conditions set down by City Council, being in this case the highest offer received.

re: Lot 4, Block 6, D.L. 314, Plan 14018
N/S 50th Avenue, East of Dunbar Street

<u>Name</u>	<u>Lot</u>	<u>Approx.Size</u>	<u>Sales Price</u>	<u>Terms</u>	<u>Conditions</u>
Ronald Gordon Semke & Myrtle Nancy Semke	4	Irregular 10,037 sq.ft.	\$21,500.00	Cash	This lot known to contain peat and no guarantee given to soil stability.

(c) Sales: Commercial
General

RECOMMENDED that the following sale by tender received by the Supervisor of Property and Insurance be approved under the terms and conditions set down by City Council, being in this case the highest offer received.

re: Lot 2, Block 170, D.L. 264A, Plan 14017,
Situated S/W Corner 13th Avenue and
Commercial Drive. Zoning C-2, Commercial

<u>Name</u>	<u>Lot</u>	<u>Approx.Size</u>	<u>Sales Price</u>	<u>Terms</u>	<u>Conditions</u>
Perosa Realty and Insurance Agencies	2	101' x 122'	\$56,500.00	City Terms @ 9%	Subject to a bulkhead agreement

CONSIDERATION

6. Request of the Crisis Intervention and Suicide Prevention Centre to Locate a Transient Information Kiosk on City Land Adjacent to the Exit to the 401 Freeway

The Supervisor of Property & Insurance reports as follows:

Cont'd....

Board of Administration, June 4, 1971 (PROPERTIES - 6)

Clause 6 Cont'd.

"A letter has been received from the Crisis Centre of Greater Vancouver advising that they have received a Government grant to staff and operate one of the 50 kiosks that are to operate throughout Canada for 3 months during the summer from June 15th to September 15th. The kiosks are to serve as information centres to give youthful incoming travellers/visitors some idea of what is available in Vancouver in regard to medical aid, accommodation, food, cultural and artistic activities and availability of different facilities etc.

It is their desire to erect a tent situated on City property located at Cassiar Street between Adanac and Napier Streets adjacent to the Provincial Government's offices. They have requested a 65' x 65' parcel of land on the basis of a nominal rental.

The City Building Inspector advises:

"Section 2.6 of the Building By-law gives Council the power to permit the erection of a tent for a temporary period. In the event that such permission is granted by Council, the applicant must deposit with the City a bond of indemnity to guarantee the removal of the tent and the clean up of the site. In addition, provision must be made for means of egress, fire protection and sanitation. I would not be opposed to the erection of this tent providing the applicant meets all required conditions.

The applicant must also satisfy the Medical Health Officer for clearance on sanitary arrangements, the Fire Warden's Office for clearance on fire protection matters and the Provincial Fire Marshal for clearance on exit provisions as required under the Fire Marshal Act. In addition, the applicant must get clearance under the terms of the Zoning By-law, this being a use which can be approved by the Technical Planning Board after it has been considered by the Town Planning Commission."

The Supervisor of Property and Insurance states that the site area should perhaps be expanded to 65' x 125' with the tent located in the back part of the lot with a small sign referring to its location, thus reducing its impact on the residential property situated across the street, as well as removing it reasonably far distant from the traffic flow. An economic rental for the site based on its present RS-1 Zoning would be \$85.00 per month, and a bond in the amount of \$100.00 is required as a guarantee that the land will be returned to a condition satisfactory to the Supervisor of Property and Insurance.

The Director of Social Planning advises that the proposal to locate an information kiosk is an extension of the present role of the Crisis Intervention and Suicide Prevention Centre for Greater Vancouver and comprises an integral part of the program for the handling of transients entering the Vancouver area and as such endorses the proposal.

The request of the Crisis Intervention and Suicide Prevention Centre for Greater Vancouver to erect a kiosk on City-owned land fronting on Cassiar Street between Adanac and Napier Streets, at a nominal rate for the three month period, commencing June 15th, is placed before Council for consideration."

Your Board submits the foregoing report of the Supervisor of Property and Insurance for consideration.

Cont'd....

Board of Administration, June 4, 1971 (PROPERTIES - 7)

Clause 6 Cont'd.

If the Council are in favour of the application, it is suggested that it be approved subject to:

- a) the conditions enumerated by the City Building Inspector;
- b) a bond for the amount of \$100 be provided as a guarantee that the land will be returned to a condition satisfactory to the Supervisor of Property and Insurance;
- c) the necessary permits are obtained, including zoning; and
- d) Council's determination as to whether an economic rent of \$85.00 per month should be paid.

INFORMATION, CONSIDERATION AND RECOMMENDATION

7. Sale of City-owned Lots on 37th Avenue between Chester and Inverness Streets

The City Engineer and the Supervisor of Property and Insurance report as follows:

"On May 4th, 1971, the City advertised for sale ten corner lots situated on the North side of 37th Avenue between Chester and Inverness Streets. As most of these lots are presently being used by the owners of the abutting properties, abutting property owners were notified of the intended sale. As a result of this notification, Mrs. Helen Jorgensen of 5261 Somerville Street has written to His Worship the Mayor enclosing a petition for the "prevention of the sale" of these lots. Copies of the letter are circulated to Council members together with a sketch and photographs showing the area in question. The petition is on file in the City Clerk's Office.

The following information is presented for Council members so that they may have some knowledge of the background of this matter. The present width of 37th Avenue from Fraser to Culloden St. is 33'. The City, between the years 1920 and 1953, acquired, by tax sale and purchase, ten lots on the North side of 37th Avenue between Chester St. and Inverness Street. These lots which flank on 37th Avenue were placed on reserve pending the possible future widening of that Avenue. Until 1968, this portion of 37th Avenue was unpaved and complaints had been received by the Engineering Department from local residents respecting problems created by irregular parking of vehicles (there being inadequate delineation of the edge of the road surface), with requests for the street to be paved and curbed. No requests for widening were received. At this time, the Engineering Department reviewed the situation with respect to widening 37th Avenue. It was determined that the widening of this portion of 37th Avenue, which has a jog at each end of the ten-block strip and therefore light traffic volume with little or no through traffic, did not warrant the cost involved in acquiring the additional 45% of the properties flanking on 37th Avenue which would be required, and which are privately owned and improved with homes.

Cont'd....

Board of Administration, June 4, 1971 (PROPERTIES - 8)

Clause 7 Cont'd.

(In addition to the acquisition of the privately-owned properties, it would be necessary now for the City to take into account the cost of removing and replacing overhead street lighting, fire hydrants, and curbs and gutters.)

Accordingly, the Engineer acceded to the requests of the local residents and portions of 37th Avenue were paved to a 24 ft. width in 1968 and 1969, and the lots in question were released for sale in December 1970. After establishing portions of the lots required by the City Engineer for lane purposes and corner cut-offs, they were advertised for sale on May 4th 1971, with tenders closing on May 25th 1971.

It has been the policy to advise those persons who have requested to be advised of the proposed sale of a particular lot. Our records show only three people who had made such a request with respect to these lots and they were advised and were given a copy of the advertisement. In addition, records showed garden permits had been taken out on three of the lots and the holders were notified in December 1970 that their permits would not be renewed and the lots would be advertised for sale in the Spring. An inspection of the area two or three weeks prior to advertising showed almost all the lots to be in use by the abutting property owner and improvements in the form of fences, hedges, clothes lines, swings etc. exist. Eight of the ten lots have been incorporated into the adjacent privately owned lot by a fence or hedge.

As the lots were being advertised for sale to the public, it was considered advisable to request the removal of the improvements and it was for this reason that the abutting property owners were notified that the lots were to be offered for sale. Letters advising of the intended sale and requesting removal of improvements were delivered by hand to the registered owners of the abutting lots. All letters were delivered by May 4th, the date of advertising.

Briefly, Mrs. Jorgensen gives the following reasons for requesting the lots be withdrawn from the market.

- (1) There are many traffic accidents in the area and the narrow width of the street is hazardous.
- (2) The lots are not full-sized building lots.
- (3) The adjacent property owners had tried to buy the properties in the past.
- (4) Insufficient time was given the abutting owners.

In answer to these reasons:

- (1) The Engineering Department records show no complaints being received with respect to hazardous traffic conditions on this portion of 37th Avenue. The accident history is quite low, there being only 13 recorded accidents on this 9-block length of 37th Avenue in the past 5 years.
- (2) The lots in question are 33' x 98' and 33' x 108', the same size as the developed abutting lots and lots in the general area and as such were released for sale by the Director of Planning.
- (3) As stated previously, they were withheld from sale pending a decision on the possible widening of 37th Avenue and when they were released for sale, the abutting owners were notified.
- (4) Holders of garden permits were notified in December 1970. All persons of whom we had a record of their interest were notified by May 4th 1971. Tenders closed May 25th 1971.

Cont'd....

Board of Administration, June 4, 1971 (PROPERTIES - 9)

Clause 7 Cont'd.

With respect to the petition, 50% of the owners of property abutting the City's lots have not signed, and of the 28 properties represented, 5 abut the lots in question.

The estimated market value of the 10 lots is in excess of \$100,000.00. In the event that a portion of each lot is used for widening, the value of the residual portion of the land would be extremely low.

Tenders for the City-owned lots were opened in the usual manner at a meeting of the Board of Administration held on May 25th 1971. There were a total of 18 offers received. Those offers which, under normal circumstances would be recommended for acceptance are as follows:

<u>Name</u>	<u>Legal</u>	<u>Approx Size</u>	<u>Sales Price</u>	<u>Terms</u>	<u>Conditions</u>
Morawsky, Hugo	Lot 18, Blk. 18, D.L.668/6970	33' x 98'	\$11,840	City Terms @ 9%	Nil
Brite Constr. Ltd.	Lot 19, Plk. 16 D.L.668/6970	33' x 98'	\$11,100	City Terms @ 9%	Nil
Hugo Morawsky	Lot 18, Blk. 18 D.L.668/6970	33' x 98'	\$11,820	City Terms @ 9%	Nil
Krause Pros. Constr.	Lot 18,- Plk. 14 D.L.668/6970	33' x 108'	\$11,100	City Terms 9%	Subject to bulkhead agreement

The foregoing report is submitted for Council's information and consideration. In the event that Council approves the marketing of these lots it is recommended that the sales indicated as acceptable in the foregoing report be approved under the terms and conditions set down by City Council, being in each case the highest offer.

The Council is reminded that at its meeting of June 1, 1971, Council agreed to hear delegations on this matter at its meeting on June 8, 1971. The City Clerk has made these arrangements. Circulated for the information of Members of Council is a map and photographs taken of the subject lots.

Also circulated are copies of petitions and correspondence received on this matter.

FOR ADOPTION SEE PAGE(S).....12917

Board of Administration, June 4, 1971 (FINANCE - 1)

FINANCE MATTERS

RECOMMENDATIONS

1. Provincial Courts (Family Division) Court Officers Uniforms

His Honour District Judge L. S. Eckardt has requested that while Family Division Courts are sitting, a uniformed Court Officer be in attendance at all times.

At the present moment, the staff complement is as follows:

- 1 Court Officer I
- 2 Summons Officers (acting as Court Officers
while courts are in session)
- 1 Part-time Summons Officer.

These employees, to date, have been dressed in their own personal clothing to keep the atmosphere of the courts as informal as possible. Because there has been violence and threatening action against the Judge in recent months, it is felt that a uniformed officer being present will provide an atmosphere of restraint and lessen the possibility of further violence.

The cost of providing uniforms for the Court Officer and two Summons Officers in the initial instance will amount to approximately \$624.00. The issue being as follows:

<u>Quantity</u>	<u>Description</u>	<u>Cost Each</u>	<u>Total</u>
1	Cap and badge	\$ 9.00	\$ 9.00
2	Ties	.55	1.10
4	Shirts	4.66	18.64
2	Tunics	57.04	114.08
2	Trousers	20.46	40.92
1 pair	Oxfords	14.28	14.28
			<u>\$198.02</u>
	5% Sales Tax		<u>9.98</u>
			<u><u>\$208.00</u></u>

Approximate cost for 3 Officers - \$624.00

Renewal of original issue is to be based on proof of need, and budgeted for in the usual manner.

The Comptroller of Accounts advises that funds can be made available for this purpose from the Contingency Reserve.

This report has been discussed with the Business Manager of the Municipal and Regional Employees' Union, who concurs with the recommendation.

Your Board RECOMMENDS that the sum of approximately \$624.00 be transferred from the Contingency Reserve for the purchase of these uniforms.

Board of Administration, June 4, 1971 (FINANCE - 2)

2. Sinking Fund and Investment Matters - April, 1971

The Board considered the following report of the Director of Finance respecting

- (a) Security transactions during the month of April, 1971.
 (b) Summary of Securities held by the General and Capital Accounts as at April 30, 1971.

(a)

GENERAL AND CAPITAL ACCOUNT TRANSACTIONS

Date	Type of Security	Maturity Date	Maturity Value	Cost	Term Days	Yield %
<u>Bank Deposit Receipts Purchased for Redemption in April, 1971</u>						
Apr. 1	Royal Bank of Canada	Apr. 30/71	\$ 1,002,582.19	\$1,000,009.00	29	3.25
1	Toronto Dominion Bank	Apr. 30/71	1,002,582.19	1,000,000.00	29	3.25
2	Bank of Nova Scotia	Apr. 6/71	1,000,301.37	1,000,000.00	4	2.75
7	Bank of Nova Scotia	Apr. 16/71	2,001,479.45	2,000,000.00	9	3.00
8	Bank of Nova Scotia	Apr. 16/71	1,500,904.11	1,500,000.00	8	2.75
16	Bank of Nova Scotia	Apr. 30/71	1,001,319.45	1,000,000.00	14	3.44
19	Bank of Nova Scotia	Apr. 30/71	1,000,904.11	1,000,000.00	11	3.00
20	Toronto Dominion Bank	Apr. 30/71	1,000,936.99	1,000,000.00	10	3.42
21	Bank of British Columbia	Apr. 26/71	600,246.58	600,000.00	5	3.00
21	Toronto Dominion Bank	Apr. 27/71	700,287.67	700,000.00	6	2.50
22	Bank of Nova Scotia	Apr. 28/71	500,226.03	500,000.00	6	2.75
			<u>\$11,311,770.14</u>	<u>\$11,300,000.00</u>		
<u>Bank Deposit Receipts Purchased for Redemption in May, 1971</u>						
Apr. 27	Toronto Dominion Bank	May 3/71	\$ 400,497.26	\$ 400,000.00	6	3.00
27	Toronto Dominion Bank	May 14/71	600,908.22	600,000.00	17	3.25
29	Toronto Dominion Bank	May 14/71	1,702,270.55	1,700,000.00	15	3.25
30	Toronto Dominion Bank	May 11/71	600,542.47	600,000.00	11	3.00
30	Toronto Dominion Bank	May 17/71	400,558.90	400,000.00	17	3.00
			<u>\$3,704,477.40</u>	<u>\$3,700,000.00</u>		

SINKING FUND TRANSACTIONS

Date	Type of Security	Maturity Date	Maturity Value	Price	Cost	Term Yrs/Mos	Yield %
<u>Debentures Purchased</u>							
Apr. 1	City of Vancouver 6%	June 15/80	\$ 50,000.00	\$87.50	43,750.00	9/2	7.94
1	City of Vancouver 5%	May 1/78	50,000.00	84.25	42,125.00	7/1	7.95
			<u>\$100,000.00</u>		<u>\$85,875.00</u>		

CEMETERY PERPETUAL CARE TRANSACTIONS

Date	Type of Security	Maturity Date	Maturity Value	Price	Cost	Term Yrs/Mos	Yield %
<u>Debentures Purchased</u>							
Apr. 2	City of Vancouver 9½%	Sept. 1/86	\$1,000.00	\$106.38	\$1,063.80	15/5	8.50
2	City of Vancouver 9½%	Sept. 1/88	2,000.00	106.75	2,135.00	17/5	8.50
2	City of Vancouver 9½%	Sept. 1/89	1,000.00	106.92	1,069.20	18/5	8.50
2	Greater Van. Reg. Dist. 9½%	May 1/90	2,000.00	109.37	2,187.40	19/1	8.50
			<u>\$6,000.00</u>		<u>\$6,455.40</u>		

. . . Cont'd.

Board of Administration, June 4, 1971 (FINANCE - 3)

Clause No. 2 (Cont'd.)

(b)

GENERAL AND CAPITAL

Summary of Securities Held as at April 30, 1971

<u>Type of Security</u>	<u>Par or Maturity Value</u>	<u>Cost or Book Value</u>
<u>Short Term</u>		
Bank Deposit Receipt due 1971	<u>\$3,704,477.40</u>	<u>\$3,700,000.00</u>
<u>Medium Term</u>		
B.C. Hydro & Power Authority 7% Parity Bonds due Sept. 1/75	<u>\$ 200,000.00</u>	<u>\$ 200,305.59</u>

RECOMMENDATION: Recommended by your Board that the report of the Director of Finance on Sinking Fund Matters for **April**, 1971 be confirmed.

3. Purchase of Outside Services (POSER)
Fraserview Library Community Survey

The Director of Social Planning/Community Development reports as follows:

"In compliance with Council's resolution of April 20, 1971, that 'Purchase of Outside Services' by the Department are subject to Council's prior approval, the following request for funds is submitted.

Background

The Vancouver Library in co-operation with citizens of Fraserview community has conducted a survey of the area in order to:

- publicize the advent of the new Fraserview Library;
- collect data helpful in the selection of books geared to local interest;
- involve Fraserview residents in programs to be developed by the library.

The staff person employed by the Vancouver Public Library has fulfilled the Terms of the Survey and the Library's \$1,400 budget for the survey has been expended.

In addition to the mere collection of information, the survey generated citizen interest in a number of related community questions. For example, how can housebound elderly people utilize the library's services, the need for summer programs involving children's story-telling hours, how best to provide a complementary mobile library service.

The Fraserview Library Survey has demonstrated the ability of different organizations and interest groups to work together on an important community project. The community development worker in Fraserview played a key role in this liaison between organizations, citizens and professional field staff from various disciplines.

In order to successfully exploit the community interest that has been generated a follow through program is underway and should be continued until fulltime library staff are employed in early August. The library itself has no additional funds for this purpose. The amount required is \$700 to cover the salary of one person.

. . . Cont'd.

Board of Administration, June 4, 1971 (FINANCE - 4)

Clause No. 3 (Cont'd.)

Recommendation:

That \$700 be approved to allow the Library's survey staff person to continue working in the Fraserview community for the months of June and July, 1971. Funds are available from Purchase of Outside Services Account Number 7801/15. "

Your Board **RECOMMENDS** the foregoing recommendation of the Director of Social Planning/Community Development be approved.

(Copies of Council's Resolution dated April 20, 1971, are circulated for information.)

CONSIDERATION

4. Proposed Study of Property Tax Structure

Under date of May 21, 1971, the Vancouver Central Council of Ratepayers has advised of the following resolution which was passed at its meeting held May 20, 1971:

"We urgently request that a committee be struck immediately, for the purpose of a study into the property tax structure within the City with the following objectives.

- (a) To hear and assess presentations of interested groups dealing with this question.
- (b) To formulate a plan for the revision of the tax structure with emphasis on tax relief for low and fixed income groups.
- (c) The committee prepare a brief to be presented to the Private Bills Committee of the Provincial Legislature at opening session of 1972 -- concerning any Charter Amendments required to implement such revision of the tax structure."

Your Board submits the foregoing for the CONSIDERATION of Council.

5. Amchitka Island Nuclear Tests

A letter has been received from "Amchitka 2" asking for Council approval of a proposed resolution submitted by the organization concerning the proposed nuclear testing on Amchitka Island.

Your Board submits the matter for the CONSIDERATION of Council.

(Copies of the communication from Amchitka 2, together with the resolution, are circulated for the information of Council.)

Board of Administration, June 4, 1971 (FINANCE - 5)

6. Hospitality - The International Association
of Auditorium Managers' Convention

The Convention of The International Association of Auditorium Managers will be held in Vancouver from July 25 to 29, 1971, with some 400 Managers from all parts of Canada and the United States in attendance. Including delegates' wives and trade show exhibitors, the total attendance will doubtless exceed 800 persons.

While it is usual in other centres for the host city to give a luncheon or dinner, it is deemed more appropriate to request a grant of \$800 towards the cost of food and refreshments to be served at the opening of the Industry Trade Show held in conjunction with the Convention.

The selection of Vancouver as the 1971 Convention site out of the dozens of other cities on the continent is of considerable economic advantage to our City. The Theatre Manager is anxious to extend to the delegates a most cordial Vancouver welcome.

Your Board notes that Council has dealt with similar requests as follows:

May 1968 - Town Planning Commission	- \$1,500 Approved.
Grant re National Planning Post - Conference.	
Feb. 1968 - Canadian Public Health Association	- Not Approved.
Sponsoring Luncheon re Annual Convention.	
Jan. 1968 - Canadian Building Officials Assoc.	- \$160 for fees
& Building Inspectors Association	and \$500 towards
Costs towards Conference banquet	banquet approved.
& registration fees.	

Your Board submits this matter for Council CONSIDERATION.

7. Flooding of Skagit Valley

A letter has been received from the ROSS Committee, which was founded to prevent the flooding of Skagit Valley.

The organization has asked the City of Vancouver join with the Committee's members in protesting the flooding of the Skagit by sending the Committee a letter stating opposition to the flooding. It is intended that the ROSS Committee would then present such letter to the International Joint Commission on Boundary Waters.

The ROSS Committee has attached a copy of a resolution passed by the Lower Mainland Parks Advisory Association opposing the flooding.

Your Board submits the foregoing for the CONSIDERATION of Council.

(Copies of the ROSS Committee letter and resolution are circulated for the information of Council.)

INFORMATION

8. Taxation Based on 100% Value
of Land and Improvements

Your Board has received the following report from the Director of Finance:

"On May 18, 1971 Council passed the following resolution --

'THAT the City Council obtain a report from the Board of Administration on the effect of taxes based on 100% of land value and 100% of the value of improvements.'

Changing the percentage of improvements taxed (or land) is one means of changing the incidence of taxation. Council used this means in 1969 when the percentage of improvements taxed for general purposes was increased from 50% to 75%. Section 374 of the Vancouver Charter imposes an upper limit of 75% on the percentage of improvements that can be taxed for general purposes.

The reason that shifts in the incidence of taxation can be achieved by changing the percentage of improvements taxed occurs by virtue of the different ratios of land to improvements **applying** to different categories of property. For example, single family residences have a current average ratio of land value to improvement value of 1 (Land) to 0.8 (Improvements) whereas apartment buildings have a current average ratio of land value to improvement value of 1 (Land) to 3.1 (Improvements).

General Purposes Taxes in 1971

The following table shows the percentage share of general purposes taxes levied on each category in 1971 and what the percentage share would have been if improvements were taxed at 100%.

Table 1 - 1971 General Purposes Taxes
Percentage Share of Total General Taxes by Category of Property

Category of Property	Percentage Share Using Taxes Calculated on 100% of Land + 75% of Improvements (Actual 1971 Levy)	Percentage Share Using Taxes Calculated on 100% of Land + 100% of Improve- ments	Approximate Percentage In- crease or De- crease in Taxes Paid by the Category of Prop.
Vacant Land	1.7%	1.4%	17½% decrease
Residential			
Single family residential	44.6	43.3	3% decrease
Duplex & Equivalent	2.8	2.7	3½% decrease
Conversions	2.4	2.4	
Combined with Commercial	.6	.6	
Miscellaneous	.1	.1	
Apartments	15.0	15.9	6% increase
Commercial	23.7	24.1	1½% increase
Industrial	9.1	9.5	4½% increase

The table shows that the maximum benefit is realized by vacant land. Single family residential and duplexes also benefit. Apartments suffer the maximum disadvantage, followed by industrial and commercial in that order.

The result of increasing the taxation on improvements is to decrease the taxation on land, which explains why vacant land receives the maximum benefit. Apartments have the highest average improvement to land ratio and therefore suffer the maximum disadvantage.

It should be noted that the above statements refer to the average property in the categories. While one finds that the single family residential properties are heavily clustered around the average, the same does not apply to the apartment and commercial properties. Table 1 shows the apartment category receiving a 6% increase in its general tax load. In point of fact the older, smaller apartment properties might actually receive a slight reduction in taxes, while the newer high rise towers would certainly receive an increase greater than 6% in their

. . . Cont'd.

Board of Administration, June 4, 1971 (FINANCE - 7)

Clause No. 8 (Cont'd.)

tax load. Exactly the same reasoning applies to commercial properties.

To show the effect on the average single family residence the following table illustrates the 1971 general purposes taxes that would be paid by the average single family residence at varying levels of improvement taxation.

Table 2 - Average Single Family Residence

<u>Taxes Calculated on</u>	<u>What the 1971 General Purpose Taxes Would be on Average Single Family Residence</u>
100% land + 50% improvements	\$ 282 (applicable prior to 1969)
100% land + 75% improvements	\$ 270 (1971 actual)
100% land + 100% improvements	\$ 262 (current Council inquiry)

Legal Consideration

To increase the percentage of improvements taxed to a level beyond the present 75% would require a Charter amendment.

School Taxes

The City has no control over the percentage of improvements taxed for school purposes. The Public Schools Act (Sec. 198) sets the percentage of improvements taxable for school purposes at 75%. The Assessment Equalization Act also refers to the 75% level, in determining the distribution of school grants by the Province.

However, for the information of Council, the following table presents for school taxes the information that Table 1 presented for general purposes taxes.

Table 3 - 1971 School Purposes Taxes

Percentage Share of Total School Taxes by Category of Property

<u>Category of Property</u>	<u>Percentage Share Using Taxes Cal- culated on 100% of Land + 75% of Improvements (Actual 1971 Levy)</u>	<u>Percentage Share Using Taxes Cal- culated on 100% of Land + 100% of Improvements</u>	<u>Approximate Percent- age Increase or Decrease in Taxes Paid by the Category of Property</u>
Vacant Land	1.5%	1.2%	20% decrease
Residential			
Single family residential	40.0	38.3	4½% decrease
Duplex & Equivalent	2.5	2.4	4% decrease
Conversions	2.1	2.0	
Combined with Commercial	.5	.5	
Miscellaneous	.1	.1	
Apartments	13.5	14.1	4½% increase
Commercial	21.1	21.2	½% increase
Industrial	8.2	8.4	2½% increase
B.C. Hydro	.7	.7	
Machinery & Equipment			
Commercial & Industrial	5.3	6.0	13% increase
B.C. Tel., etc.	2.2	2.5	13½% increase
B.C. Hydro	2.3	2.6	13% increase

Note: Table 3 differs from Table 1 in that B.C. Hydro land and improvements are taxable for school purposes, as is commercial and industrial machinery and equipment."

Your Board submits the above report of the Director of Finance for Council information.

RECOMMENDATION AND CONSIDERATION

9. Tender No. 12-71-10 - For the Supply
of Policemen's and Firemen's Caps

The Chief Constable, Fire Chief and Purchasing Agent report as follows:

"Tenders for the supply of Policemen's and Firemen's Caps were opened by your Board on May 10, 1971, and referred to the Chief Constable, Fire Chief and Purchasing Agent for report.

Funds for all purchases are provided in the annual revenue budget.

The 5% Provincial Sales Tax is in addition to all prices shown in this report.

This report recommends in the case of Firemen's Caps, but Policemen's Caps are being submitted for Council consideration because both local preference and Union Status are involved.

RECOMMENDATION (Firemen's Caps)

We RECOMMEND acceptance of the low bid which was submitted by Western Cap and Garment Ltd. in the amount of \$4,636, plus 5% Provincial Sales Tax, for Firemen's Caps, which will be made by union labour in Vancouver, subject to contract satisfactory to the Corporation Counsel.

COUNCIL CONSIDERATION (Policemen's Caps)

Bid No. 1 - was submitted by Stokes Cap & Regalia Ltd. at a price of \$1,912.50. This bid is not acceptable because it does not meet the style or construction specifications.

Bid No. 2 - also submitted by Stokes Cap & Regalia Ltd. at a price of \$2,240.50 for caps made by non-union labour in Ontario.

Bid No. 3 - was submitted by Western Cap & Garment Ltd. at a price of \$2,448. This bid has 50% local content so a 5% local content allowance must be made, and this brings the price, for the purpose of comparing bids, down to \$2,367.30. These caps are made by union labour in Vancouver, and the local content adjusted price is \$126.80 or approximately 5% higher than Bid No. 2.

Both Bids No. 2 and 3 meet specifications and are acceptable, but the Chief Constable has a slight preference for the appearance of the caps offered in Bid No. 2.

When Council has made the award contract/s will be prepared to the satisfaction of the Corporation Counsel and signed by your Board."

Your Board RECOMMENDS that the recommendation of the Chief Constable, Fire Chief and Purchasing Agent for FIREMEN'S CAPS be approved, and submits the foregoing report regarding POLICEMEN'S CAPS for the CONSIDERATION of Council.

BOARD OF ADMINISTRATIONPERSONNEL MATTERSREGULAR REPORTMAY 28, 1971RECOMMENDATIONS

1. Salary and Classification Review - One Position,
Building Service Worker and Stationary Engineer,
Department of Permits and Licenses.

The Director of Personnel Services reports as follows:

"The three positions of Stationary Engineer I, Stationary Engineer II and Building Service Worker and Stationary Engineer in the Permits and Licenses Department were reviewed early in 1970 and reported on to Council on May 5th, 1970 with the provision for further consideration in the fall of 1970. This further review was to be conducted in order to ascertain if the operation of the air conditioning equipment in the East Wing would have a substantial effect on the work and responsibilities of the incumbents of these positions, and this matter will be reported on separately at a later date to the Board of Administration.

In the meantime, however, this review brought to light certain changes in the work of the position of Building Service Worker and Stationary Engineer, occupied by W. Marquart. I note that prior to 1970, the incumbent spent somewhat over one half of his time operating the heating plant in the City Hall and the remainder performing normal janitorial duties. With the addition of the East Wing, however, the heating plant has had to be operated longer periods during the winter months, and also was operated all through the summer of 1970 as it was found necessary to supply heat to the first floor of the East Wing. As a result of this, Mr. Marquart's time spent operating the heating plant has increased to about 90% of his working hours. Consequently, I recommend that this position be temporarily reclassified as Stationary Engineer I, Pay Grade 17 (552-660) effective June 1st, 1970 and to continue through to December 31st, 1971 as the situation is expected to continue all through this year. As it is my understanding that certain changes in the City Hall heating system are being proposed, I will again conduct a review of this position at the end of 1971 to assess the effects of possible changes in the work.

The Comptroller of Accounts advises that the additional funds for this proposal estimated at \$600. for 1970 and 1971, and including fringe benefits are available within the departmental budget.

The Director of Inspections and the Business Manager of the Municipal and Regional Employees Union both concur with this recommendation.

This report was not presented to Council at an earlier date due to delays in acquiring the necessary approvals and, due to the fact that I was not immediately aware of the changes that occurred in the position."

. . . Cont'd.

Board of Administration, May 28, 1971 ... (REGULAR PERSONNEL - 2)

Clause No. 1 (Cont'd.)

<u>SUMMARY</u>			
<u>Incumbent</u>	<u>Present Classification</u>	<u>Proposed Classification</u>	<u>Effective Date</u>
W. Marquart	Building Service Worker and Stationary Engineer P.G. 16 (\$527-631)	Stationary Engineer I P.G. 17 (\$552-660)	June 1/70 to Dec. 31/71

YOUR BOARD

RECOMMENDS that the above recommendation of the Director of Personnel Services be adopted

FOR ADOPTION SEE PAGE(S) 16

MINUTESMAY 26, 1971OFFICIAL TRAFFIC COMMISSION

A meeting of the Official Traffic Commission was held in the No. 1 Committee Room on Wednesday, May 26, 1971, at approximately 3:00 P.M.

PRESENT: Alderman Linnell, Chairman
Alderman Rankin
Commissioner Ryan
Superintendent Oliver, City Police Department
Mr. R. C. Boyes, Assistant City Engineer
Mr. J. S. Stearman, Board of School Trustees

ALSO PRESENT: Mr. J. M. Thornton, Vancouver Traffic and Safety Council

CLERK: D. Scott

Adoption of Minutes

The Minutes of the meeting held April 5, 1971, were adopted.

1. Off-Street Parking as Part of the Rental of a Suite

At the last meeting of the Commission, the Corporation Counsel submitted a report dealing with the question of including the provision of off-street parking as part of the rental of a suite in new apartment developments, and to investigate the retroactive features of the problem. The Commission tabled the matter at that time as the Chairman was on leave of absence.

In a report dated March 24, 1971, the Corporation Council reported as follows:

"At present our powers in respect to off-street parking are limited to those contained in section 306(r) of the Charter. This section provides that in the construction of any building, suitable provision shall be made off-street to accommodate such number of motor vehicles as Council may by by-law prescribe. It is immediately apparent that this power is not sufficient to enable us to demand that an off-street parking stall shall be included in the rental of a suite, nor are there any retroactive powers in this section. It is possible of course to request the Legislature to grant us such powers, but before any such course of action is undertaken the following matters should be carefully considered.

The only practical and equitable method of achieving the desired end would be to require that in the construction of apartment buildings in any zoning classification, at least one off-street parking stall must be constructed for each suite. This might be more than is required in many areas, and perhaps the City Planner could report further on the ramifications of such a policy. Assuming that this were done, it would seem logical that we then acquire power to provide that an owner cannot make any additional charge for the parking stall, and that the use of the stall is automatically included with the rental of a suite.

It is reasonable to assume that the owner will attempt to recover, where possible, the cost of providing this parking

/continued...

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Official Traffic CommissionMay 26, 1971Clause 1 continued

space with an enhanced rent. This raises problems for the substantial number of tenants who have no automobile. Furthermore, it does not provide a solution to the problem that even people with off-street parking space will park on the street if the street parking is more convenient. The only effective remedy is complete restriction of parking, which then affects residents in houses, visitors, etc. and is not really a solution to the immediate problem. In addition it is difficult to envisage how any such regulation could be policed. If the tenant had no automobile and was prepared to give up his right to the parking stall in return for a reduction of rent, it is unlikely that there would ever be any complaints, and in the absence of complaints it is unlikely that violations of the by-law would become known.

Whether or not we were successful in persuading the Provincial Government to give us retroactive powers in this regard, the problem still remains that most existing apartment blocks do not have enough off-street parking to give each suite one stall. The question then would be, how is the owner to allocate the existing parking stalls. In addition this would seem to give an unfair advantage to the owners of the apartments that have no off-street parking at all.

I have discussed this matter with the City Engineer and he has pointed out that although this matter was raised in connection with Killarney Gardens, the real problem created by the lack of, or non-use of, parking exists in the West End. The West End problem was thoroughly canvassed in the Board of Administration report dated July 27, 1970 to the Standing Committee on Planning and Development. For your convenience, I have attached a copy of this report, and I would bring to your attention particularly pages 2, 3 and 4.

In summary, the City does not now have the power to require an owner to provide parking with the rental of a suite. It is unlikely that if we requested such a power, that it could be made retroactive, since it could not apply to buildings with no off-street parking, and it is difficult to suggest an equitable solution for those buildings with some, but overall an insufficient amount of parking. Furthermore, even if all apartments, new and old, had one parking stall for each suite, this proposal does not afford a solution to the enforcement problem, (i.e. how to make people use them), and has the disadvantage of being somewhat inequitable in respect of those who do not own automobiles."

After due consideration, it was

RECOMMENDED that the report of the Corporation Counsel dated March 24, 1971, be received.

2. Replacement of Traffic Control Signal
Kingsway and Clark Drive

At a meeting of the Commission on April 20, 1971, the City Engineer submitted a report dated March 19, 1971, and representatives of the Kingcrest Merchants were present as delegations. The Merchants were objecting to the change in the traffic control signal at the intersection of Clark Drive and Kingsway from a standard signal control to a pedestrian actuated control. At that meeting, it was recommended:

/continued...

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Official Traffic CommissionMay 26, 1971Clause 2 continued

- (a) that the City Engineer report back on the relationship between the signals at Clark and Knight Street on Kingsway compared to the signals at Wessex and Joyce Street on Kingsway;
- (b) that the City Engineer report on the date of the paving planned for Clark Drive;
- (c) that the City Engineer arrange for further traffic checks and observations of this corner;
- (d) that Superintendent Oliver report back on the accident picture at this intersection, i.e. six months before the installation of the pedestrian actuated signal to date.

The City Engineer in a report dated May 18, 1971, discussed recommendations (a) to (c) quoted above, and advised as follows:

- (a) The signal at Clark Drive is interconnected to the adjacent signal at Knight Street so as to reduce interruptions to Kingsway traffic. Since the lights are synchronized to allow the major portion of the Kingsway vehicle platoons to pass, pedestrians may experience some delay after actuating the signal before they receive a "Walk" indication.

The signal at Wessex Street, on the other hand, is not interconnected to the adjacent signals to the east or west, and therefore pedestrians may receive a "Walk" indication with less delay after actuating the signal.

- (b) The paving of Clark Drive north of Kingsway has been approved and the contractor is expected to commence work on this street in the latter part of June of this year.
- (c) Further observations of traffic conditions at this intersection have been made. We did not observe any particular difficulty associated with the acute angle of intersection of these two streets, which intersect at approximately 55°, rather than the usual 90°.

With respect to recommendation (d), Superintendent Oliver submitted a report dated April 16, 1971. He advised that as the signal has only been installed for a period of five months, his report would be based on a five-month period rather than the requested six-month period. The accident picture is set out in his report as follows:

MOTOR VEHICLE ACCIDENT COMPARISON.
CLARK & KINGSWAY.

<u>Date.</u>	<u>Time.</u>	<u>Location</u>	<u>Type of Collision.</u>	<u>Alleged Cause.</u>	<u>Injuries.</u>
<u>October 27th, 1969 - March 27th, 1970</u>					
Jan 22/70	18:00	Intersection	Sideswipe	Cutting in.	
Feb 1/70	12:15	"	Angle	Ignore traffic signal.	

/continued...

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Official Traffic CommissionMay 26, 1971Clause 2 continued

<u>Date.</u>	<u>Time.</u>	<u>Location</u>	<u>Type of Collision</u>	<u>Alleged Cause.</u>	<u>Injuries.</u>
Clark & Kingsway contd.					
<u>May 26/70-Oct. 26/70</u>					
Jul 6/70	15:20	Intersection	Rear End.	Tailgating	
Jul 7/70	16:00	"	" "	Drinking	2
Jul 29/70	16:15	"	" "	Tailgating	
<u>October 27th, 1970 - March 27th, 1971</u>					
Oct 30/70	16:30	Intersection	Rear End	Tailgating	
Nov 24/70	20:30	"	Rear End	Tailgating	
Dec 29/70	17:00	"	Angle	Ignore Traffic Signal.	
Jan 2/71	13:30	Leaving inter-	Sideswipe	Right of Way.	
Jan 11/71	15:20	Intersection	Rear End	Tailgating.	

INVERNESS & KINGSWAY.October 27th, 1969 - March 27th, 1970

Dec 3/69	14:30	Intersection	Angle	Disobey Stop Sign.	
Jan 30/70	20:30	"	Pedestrian	Careless Driving	1
Feb 13/70	9:30	"	Rear End	Tailgating	
Mar 3/70	8:45	"	Sideswipe	Cutting In	

May 26th, 1970 - October 26th, 1970.

NIL

October 27th, 1970 - March 27th, 1971

Dec 24/70	14.25	Intersection	Rear End	Tailgating	1
Dec 24/70	16:10	"	Rear End	Tailgating	2
Feb 28/71	18:15	"	Rear End	Tailgating	

The Commission discussed the Merchants' request and as it was felt that it would be desirable to have the accident picture over a period of one year before making a final decision, it was, therefore,

RECOMMENDED that the reports of the City Engineer dated May 18, 1971, and Superintendent Oliver's report dated April 16, 1971, be received, and that a letter of explanation be forwarded to the petitioners,

AND FURTHER RECOMMENDED that Superintendent Oliver be requested to report again to the Official Traffic Commission on the traffic accident picture at a meeting subsequent to October 27, 1971.

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Official Traffic CommissionMay 26, 19713. Playground Signing on Nanaimo Street
from 41st Avenue to 45th Avenue

At a meeting of the Official Traffic Commission on March 1, 1971, a request for a reduced speed zone on Nanaimo Street from 41st Avenue to 45th Avenue was considered. At that time, the City Engineer recommended:

- (a) a 20 m.p.h. playground speed zone not be installed as requested;
- (b) the matter of speeds be referred to the Police for their attention.

At that meeting, the Commission recommended the report of the City Engineer dated February 18, 1971, be adopted subject to the Engineering Department reviewing the area to determine whether or not playground warning signs are warranted.

Under date of March 2, 1971, Superintendent Oliver advised that a radar survey had been made on Nanaimo Street from 41st to 45th Avenues on February 22, 23 and 24 at various times of the day. During the morning and afternoon rush periods, there was an average of 45 vehicles per hour using the street. All speeds indicated were within the 30 m.p.h. speed limit.

The City Engineer submitted a report to the Commission dated May 11, 1971, and in explanation, Mr. Boyes advised there is a small community hall on the northeast corner of 45th and Nanaimo which provides:

- (a) day care for elementary school children from 3:00 to 5:00 p.m. each day;
- (b) Teen Club from 6:30 p.m. to 9:30 p.m. on Tuesdays and Thursdays and from 6:30 p.m. to 12:00 p.m. on Saturday;
- (c) Sunday Bible School from 2:00 p.m. to 3:00 p.m.

Observations indicate that this hall has an estimated maximum capacity of 60 children, with the usual attendance being 20. Most children make orderly crossings of Nanaimo at 45th Avenue using the unmarked crosswalks. He stated that the operation of this activity hall is comparable to many other small Scout halls, community and lodge halls and private kindergartens throughout the City for which playground regulations are not established. As the activity at this hall seems to be minor and confined to the intersection of 45th and Nanaimo and most crossings are orderly and legal, the City Engineer recommended that playground warning signs not be installed for Nanaimo from 41st to 45th Avenues, as requested.

After due consideration, it was

RECOMMENDED that the City Engineer's report dated May 11, 1971, dealing with playground signing on Nanaimo Street from 41st to 45th Avenues, be adopted.

4. Conversion of Pedestrian Signal Heads
from Legend to Symbol Message

In a report dated April 15, 1971, the City Engineer advised that in October 1967, the Council of Uniform Traffic Control Devices for Canada adopted the use of a symbol type message as a National standard for Pedestrian Head Lenses at signalized intersections. At the present time, all our lenses are of the old Legend type

/continued...

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Official Traffic CommissionMay 26, 1971Clause 4 continued

•
 ("Walk" and "Don't Walk").

City Council, several years ago, approved in principle the conversion of all existing signing to the new symbol type signing and the Provincial Government is installing this type of lense on new installations and the remainder are being changed over on a normal maintenance basis. Surrounding municipalities are also considering changeover for the signals which they maintain.

The City Engineer stated in his report that a purchase order has recently been placed for symbol type lenses to be installed at those locations where pedestrian refinement is being installed in accordance with the recommendations of the report entitled "Existing Downtown Transit Operations - 1970". It is also proposed to use these new lenses in all future signal installations and to change over the remainder of the existing intersections on a three-year programme. The first year's programme will require approximately 396 lenses, the cost of which is estimated at \$3,750. The programme for the following two years is estimated at \$4,000 each year, plus any increases in labour or material which would occur in those years. The City Engineer recommended that a sum in the amount of \$3,750 be allocated from the Traffic Control Reserve Fund to cover this year's portion of the programme.

Mr. Boyes explained the foregoing report and exhibited the type of new lenses proposed.

It was

RECOMMENDED that the report of the City Engineer dated April 15, 1971, be adopted.

5. 800 and 900 Blocks Granville Street -
 Mid-Block Pedestrian Crossings

In a communication dated February 24, 1971, Mr. Jack G. Sweeney of Sweeney Cooperage Limited advised that, in his opinion, the mid-block traffic control signals on Granville Street in the 800 and 900 Blocks are a real menace for both motorists and pedestrians. His protest was based on the following reasons:

- (a) The controls, situated in mid-block, are not consistent with the pattern of all other traffic signals in Vancouver. The average motorist is therefore unaware of their existence until he is almost upon them.
- (b) In a glaring sun, or in the psychedelic maze of neon colour which floods Granville Street at night, the controls are not only unexpected, they are virtually invisible.
- (c) Motorists have come to expect traffic signals at many, many intersections in Vancouver, and are on the lookout for them.

Mid-block signals, however, are another matter, and are a menace not only to lifelong Vancouver motorists, but to the thousands of out-of-towners.

At a meeting of the Vancouver City Council on April 6, 1971, Alderman Sweeney requested the City Engineer report on the success or otherwise of the operation of the mid-block lights in the Theatre Row, Granville Street area.

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Under date of May 17, 1971, the City Engineer advised that the Engineering Department shares the concern expressed by Messrs. Sweeney and were reluctant to endorse these signals when they were proposed as part of the Theatre Row beautification project in 1968. The Department was also concerned about the anticipated delay to vehicular traffic that would result from heavy pedestrian usage. However, the records indicate that the accident experience at these installations is not serious. There have been two pedestrians injured and three rear-end collisions in the 800 Block and no report of accidents in the 900 Block. These crossings have not been used as frequently as was originally anticipated.

He further advised the signal heads are mounted with standard sized "backboards" and it is felt that these provide adequate target value and contrast with the surrounding commercial light. By interconnecting these mid-block signals with the intersection signals along this portion of Granville Street, it has been possible to obtain a reasonable degree of traffic progression on the north/south traffic flow. The experience to date indicates that the two existing mid-block signals have not presented difficulties and, in view of this, there does not appear to be justification for removing these signals.

However, the City Engineer pointed out that there are other locations where similar mid-block signals have been requested and their installation is not in all cases appropriate, especially on streets carrying heavier traffic volumes or having higher speeds or where the sidewalk activity is not so intense.

Mr. Boyes reviewed the above report for the Commission's information and after due consideration, it was

RECOMMENDED that the report of the City Engineer dated May 17, 1971, be received and that a copy be forwarded to Mr. Jack G. Sweeney and to Alderman Sweeney.

6. Request for Marked Crosswalk
on Rupert Street at 5th Avenue

In a communication dated February 19, 1971, Mr. L. W. Linnett, Secretary of the Beulah Garden Homes Society, requested that a marked pedestrian crosswalk be placed across Rupert Street at the south crosswalk of 5th Avenue. He stated that at this location, there is a senior citizens' housing development on both sides of the 3300 Block and there are approximately 190 tenants resident on the property.

In a report dated May 18, 1971, the City Engineer advised that the Beulah Gardens Homes are located on the east side of Rupert Street from 4th to 5th Avenues. Residents who wish to take a south-bound bus walk along the east sidewalk of Rupert Street, cross at 5th Avenue and take the bus from the far side stop. The south crosswalk at 5th and Rupert is currently marked and signed as a playground "Stop When Occupied" crosswalk from May to October each year.

The accident history from 1961 for 5th and Rupert, although moderate, includes two accidents involving pedestrians and three rear-end collisions. Rupert Street is a well used, major street with one lane in each direction at this location. Traffic is relatively heavy on most days and particularly so during Exhibition Ground events. Although the average speed does not appear to be excessive, some higher speeds have been noted.

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To south bound vehicles coming over the crest of the hill, the intersection is not too apparent and it appears that motorists should be pre-warned of pedestrians crossing in order to have time to yield the right of way. In addition, the type and agility of the majority of pedestrians indicate the crosswalk should be further marked to encourage use of the south rather than north crosswalk, and to bring pedestrians to the motorists attention during unfavourable light conditions. The City Engineer concluded his report stating that he proposes to supplement the summer playground signing at this crosswalk, under the Engineer's authority, by maintaining the signs at the crosswalk and the advance warning signs during the portion of the year when playground regulations are not in effect.

The Commission discussed the advisability of leaving playground signs up on a year-round basis and, after due consideration, it was

RECOMMENDED that the report of the City Engineer dated May 18, 1971, be received and that the Beulah Garden Homes Society be advised of the action taken.

FURTHER RECOMMENDED that the City Engineer submit a report to the Commission on the seasonal placement of signs at playground and school crosswalks.

7. Parking Exemption Decals

In a report dated April 21, 1971, the City Engineer advised that the Special Committee considering Parking Exemption Decals recommended that parking exemption permits be approved for:

John Kanjer,
3033 Maddam Street,
Vancouver, B. C.

Laurier Morin,
6846 - 135 A Street,
Surrey, B. C.

It was

RECOMMENDED that the recommendation of the Special Committee re. Parking Exemption Decals be adopted.

8. Open Line Shows

The Commission noted that very often during Open Line Shows, the facts given to the radio audience respecting traffic regulations are not always factual. It was, therefore,

RECOMMENDED that the Chairman forward a copy of the Street and Traffic By-law to each of the local radio stations.

9. Parking and Hoarding: Block 52

The Chairman advised that she had received complaints with respect to the blocking of traffic by cement trucks on the streets surrounding Block 52 and she stated she believed the hoardings exceeded the area permitted under the terms of the agreement.

In speaking to this matter, Superintendent Oliver advised that special Police supervision has been given to any parking infractions and Mr. Boyes advised that he did not think the hoarding used had exceeded the area permitted. However, he did state that conings

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have been placed in the area in order to permit the placing of utilities such as steam heat and the hydro and telephone utilities.

After due consideration, it was

RECOMMENDED that Superintendent Oliver check on any parking infractions that might occur and that the City Building Inspector be requested to report on the hoardings surrounding the Block 52 development as to whether or not they are in conformity with the agreement and in accordance with the By-law.

10. Speed Limit on Marine Drive
Between Oak Street and Boundary Road

At a Council meeting on May 18, 1971, the following motion by Alderman Phillips and Alderman Broome was deferred pending a report reference from the appropriate officials:

"THAT the speed limit on Marine Drive from Oak Street to Boundary Road be 35 m.p.h. as part of a perimeter road system in the City."

Mr. Boyes advised that he would be giving a report reference to Council on the matter and the Members of the Commission generally were of the opinion that the speed limit on Marine Drive from Oak Street to Boundary Road should not be raised to 35 m.p.h.

Superintendent Oliver and Mr. Boyes gave their reasons why they felt this was an undesirable procedure.

It was

RECOMMENDED that Superintendent Oliver and the Assistant City Engineer, Traffic and Transportation, give a joint report reference to the Vancouver City Council.

11. Student Parking:
Langara Campus

Mr. Boyes gave a progress report on the parking situation in the Langara Campus area. He stated recent checks had indicated that there were only 35 cars parked on-street. However, he stated that the enrollment is down during this semester and that they proposed to make further checks in September when the enrollment will be heavier.

It was

RECOMMENDED that Mr. Boyes' progress report be received for information and that the area be again checked in September.

The meeting adjourned at approximately 4:05 p.m.

* * *

FOR ADOPTION SEE PAGE(S) 17

BOARD OF ADMINISTRATIONPERSONNEL MATTERSREGULAR REPORTJUNE 4, 1971RECOMMENDATION1. Supplementary Agreement
re Museum Attendants

City Council at its meeting of April 27, 1971 adopted the Supplementary Agreement, and subsequently it was signed by the Mayor and City Clerk on the 4th of May, 1971.

Attendants working a 35 hour week, and having completed 913 hours of work at straight time subsequent to October 26, 1968 are deemed to be permanent employees and entitled to all the benefits of, and to be bound by the provisions of the Collective Agreement.

Attendants working three or more shifts, but less than 35 hours each week are also entitled to certain fringe benefits, having completed 913 hours of work at straight time subsequent to October 26, 1968.

Due to an oversight, the Agreement has been worded to include annual vacations and payment for work on statutory holidays, conditional upon having completed 913 hours. This was not the intent of the Agreement, and it is working an unnecessary hardship on the employees concerned.

The Business Manager of the Municipal and Regional Employees' Union concurs herein.

Your Board therefore RECOMMEND that the Agreement be construed to require the accumulation of 913 hours of work at straight time to be for participation in fringe benefits other than annual vacations and payment for working on a statutory holiday.

Your Board further RECOMMEND that the Supplementary Agreement be amended to cover the above point when the contract is again negotiated for 1972 with the Municipal and Regional Employees' Union.

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CITY OF VANCOUVERSPECIAL COUNCIL - JUNE 3, 1971PUBLIC HEARING

A Special Meeting of the Council of the City of Vancouver was held in the Council Chamber on Thursday, June 3, 1971, at approximately 2:00 p.m. for the purpose of holding a Public Hearing in connection with rezoning matters and to give consideration to such rezoning matters.

PRESENT: His Worship the Mayor (In the Chair)
Aldermen Adams, Bird, Broome,
Calder, Phillips, Rankin

(After hearing the representations and just prior to the Committee rising, His Worship the Mayor left the Chair and Deputy Mayor Phillips presided to the conclusion of the meeting.)

ABSENT: Alderman Linnell (Illness)
Alderman Hardwick
Alderman Sweeney
Alderman Wilson

CLERK TO THE COUNCIL: R. Thompson

MOVED by Alderman Boome,
SECONDED BY Alderman Rankin,

THAT this Council do resolve itself into Committee of the Whole, His Worship the Mayor in the Chair, to consider proposed amendments to the Zoning and Development By-law.

- CARRIED

1. Lots 31-33, D.L. Sec. 27, SE $\frac{1}{4}$, N. Pt. THSL
Lots 1-7, Blk. 1, D.L. Sec. 27, SE $\frac{1}{4}$, S. Pt. THSL
Lots 1-12, Blk. 2, D.L. Sec. 27, SE $\frac{1}{4}$, S. Pt. THSL
Lots 20-31, Blk. 2, D.L. Sec. 27, SE $\frac{1}{4}$, S. Pt. THSL
Lots 13-19, Blk. 2, D.L. Sec. 27, SE $\frac{1}{4}$, S. Pt. THSL

Being an area of land bounded by Charles Street on the south, the lane north of William Street on the north, Kootenay Street on the west and Boundary Road on the east.

An application by the Director of Planning and Civic Development to rezone the above-noted property

FROM: RS-1 One Family Dwelling District
M-2 Industrial District
C-1 Commercial District

TO: CD-1 Comprehensive Development District

was received.

The Technical Planning Board and the Town Planning Commission recommended that the application be approved, subject to certain conditions.

The Director of Planning and Civic Development reviewed the application briefly and advised Council that the commercial concern which was primarily interested in the property under application, had decided to locate its operations elsewhere, and

...continued

Special Council (Public Hearing) June 3, 1971 2

the Director of Planning and Civic Development therefore asked permission to withdraw the present application.

MOVED by Alderman Phillips,

THAT the Council agree with the withdrawal of this application.

- CARRIED

NOTE: Although Council disposed of the application by agreeing with its withdrawal, it was decided that at the conclusion of hearing the other two applications, the Council would listen to the representations which the delegations concerned with the Kootenay to Boundary Road rezoning intended to make. This was done.

Mr. Cork presented a largely signed petition which was worded as follows:

"We the undersigned endorse the objectives of the Hastings Sunrise Action Council, and urge the Vancouver City Council to leave the area bounded by the lane north of Charles Street - Adanac - Cassiar and Boundary Road, zoned for residential and park purposes.

We further demand that planning for development of the above area be undertaken immediately, with local resident organizations being involved in the decisions."

A number of other persons spoke, the tenor of whose remarks was to encourage Council to consider leaving the present zoning, excluding industry, and taking steps to improve the district generally. It was understood that the Director of Planning and Civic Development in giving further consideration to the larger area would consult with the people living in the neighbourhood.

2. West $\frac{1}{2}$ of Lot 17, Block 12, D.L. 185

Situated on the North side of Harwood Street
between Thurlow and Burrard Streets

An application by Zajac Development Corporation Limited to rezone the above-described lot was received as follows:

FROM: CM-1 Commercial District

TO: RM-4 Multiple Dwelling District.

The application had the approval of the Technical Planning Board and the Town Planning Commission subject to the following condition:

"Lots 14, 15 and 16, together with the W $\frac{1}{2}$ Lot 17 are to be first consolidated into one parcel and so registered in the Land Registry Office."

No representations were made, either for or against the application.

MOVED by Alderman Broome,

THAT the foregoing application be approved subject to the condition referred to in the preamble.

- CARRIED.

Special Council (Public Hearing) June 3, 1971 3

3. Blocks 97, 98, 99 and 100, Sec. 29, THSL, and
Lots 20, 21 and 22, Block 4, Sec. 29, THSL

Being two portions of a parcel of land bounded
generally by Cassiar-Rupert Diversion, Trans-
Canada Highway and East 1st Avenue (portions of
Rupert Park)

An application by the Director of Planning and Civic Development
on behalf of the City of Vancouver, to rezone the above-described
property, was received as follows:

FROM: M-2 Industrial District and
C-1 Commercial District

TO: RS-1 One Family Dwelling District.

This application has the approval of the Technical Planning Board
and the Town Planning Commission.

No representations were made, either for or against this applica-
tion.

MOVED by Alderman Adams,
THAT the foregoing application be approved.

- CARRIED

MOVED by Alderman Adams,
THAT the Committee rise and report.

- CARRIED

MOVED by Alderman Broome,
SECONDED by Alderman Adams,
THAT the report of the Committee of the Whole be adopted,
and the Corporation Counsel be instructed to prepare and bring
in the necessary amendments to the Zoning and Development By-law.

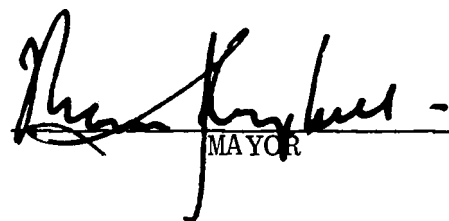
- CARRIED.

The Council adjourned at approximately 2:45 p.m.

* * *

The foregoing are Minutes of the Special Council meeting (Public
Hearing), dated June 3, 1971, adopted by Council on June 15, 1971.

FOR ADOPTION SEE PAGE(S) 69


MAYOR


CITY CLERK